

# 65 Franklin Road, Mount Duneed, Vic 3217



## House For Sale

Saturday, 29 June 2024

65 Franklin Road, Mount Duneed, Vic 3217

**Bedrooms: 4**

**Bathrooms: 2**

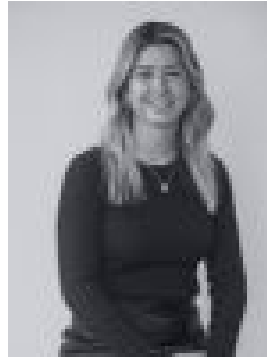
**Parkings: 2**

**Area: 522 m2**

**Type: House**



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**\$850,000-\$930,000**

Defined: Drawing inspiration from the relaxed charm of its coastal landscape, this sensational lifestyle offering stands as a residential landmark with its prized 522sqm (approx.) corner allotment, established gardens and high-end interior finishes. With a parkside address and Club Armstrong access, embrace a new era of low-maintenance luxury with this 4-bedroom 3-living zone home.

Considered: Kitchen: Slimline stone benchtops, expansive island with undermount dual sink and breakfast bar, ample storage with multiple drawers, Miele dishwasher, Technika 5-burner gas top and 900mm underbench oven. Large oversized pantry with fridge space complete with plumbing, Microwave cavity and numerous power points.

Open Living/Dining: Generous layout with space for both living and dining, tiled flooring, downlights, sliding plantation shutters, premium exterior sliding doors.

Secondary Living: Carpet, front-facing aspects, downlights, plantation shutters, adjacent home office access.

Family: Sliding interior door access, carpet, plantation shutters, downlights.

Master Suite: Dual walk-in robes with fully-fitted custom cabinetry, and ensuite with extended single vanity with underbench storage, private toilet, large mirror, and oversized shower with tiled base, niche and hand-held head. Tv connection point, carpet and plantation shutters.

Additional Bedrooms: Set within an accommodation wing, three minor bedrooms present with built-in robes, carpet, plantation shutters and downlights.

Main Bathroom: Shower with tiled base, niche and hand-held shower head. Free-standing feature bath, single vanity and plantation shutters.

Outside: Introduced via a covered alfresco with exposed aggregate and an established vertical garden, sits a low-maintenance rear yard with astroturf and surrounding vertical gardens. Double clothesline, outdoor lighting, greenhouse, easy perimeter access with exposed aggregate pathways, and double garage with rear access.

Luxury Inclusions: 5-star ducted heating with air conditioning add-on, cool neutral colour palette, large laundry with ample bench space and storage, exposed aggregate pathways, plantation shutters throughout, Club Armstrong access.

Close by Facilities: Saxton's Park, Armstrong Creek, Mirriposa Primary School, Bunjils Nest Playground, Club Armstrong, Geelong Lutheran College, Cups Canteen, 9grams cafe, Sovereign Drive Oval, public transport, easy access to Surf Coast Highway, and Armstrong Creek Town Centre.

Ideal For: Large or growing families, active downsizers.\*All information offered by Oslo Property is provided in good faith. It is derived from sources believed to be accurate and current as at the date of publication and as such Oslo Property simply pass this information on. Use of such material is at your sole risk. Prospective purchasers are advised to make their own enquiries with respect to the information that is passed on. Oslo Property will not be liable for any loss resulting from any action or decision by you in reliance on the information.\*