

# 9A Gordon Grove, Montmorency, Vic 3094

## House For Sale

Wednesday, 26 June 2024

9A Gordon Grove, Montmorency, Vic 3094

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 315 m2

Type: House



Daniel Brittain  
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Vanessa OConnell  
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**ESR: \$730,000 - \$790,000**

Expressions of Interest Closing Monday 22nd July 5pm (Unless sold prior) Central to the eclectic mix of boutiques, dining, café, shopping and entertainment options along with the stations of both Eltham and Montmorency, this updated easy care home offers an enticing slice of a perfectly positioned, perfectly presented Montmorency lifestyle. Opened up to introduce relaxed, free-flowing living, the centrepiece is a spacious, open-plan living-meals that stretches out from a stainless-steel equipped kitchen before extending through a wall of bi-folds to an impressively proportioned entertainment area. Decked and under a pitched roof, it delivers spaces that double the summer living options. Of the three well-proportioned bedrooms, the main enjoys the convenience of ensuite access to a family bathroom updated with floor-to-ceiling tiles and introducing an oversized shower. Enhancing this exciting opportunity are a long list of extras including split system climate control, day-night blinds, ceiling fans, laundry with storage, a large shed and a carport.

**\*\*\*PHOTO ID REQUIRED AT OPEN FOR INSPECTIONS\*\*\***