

**1/16 Ebony Parade, Heidelberg West, VIC, 3081**

**Nelson Alexander**

**Townhouse For Sale**

Sunday, 1 September 2024

1/16 Ebony Parade, Heidelberg West, VIC, 3081

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Type: Townhouse**



Monica Chen  
0425449968

## **Deluxe New Townhouse In A Prized Position**

Brand new and stylishly designed, this contemporary townhouse is one of only two on a boutique block with nearby major shopping, sprawling parkland, public transport links and more ensuring an outstanding lifestyle experience.

Soaring 2.7 metre ceilings and quality timber flooring set the grand yet inviting tone throughout, flowing ahead through generous living and dining zones to reach a pristine kitchen with ample bench space and cabinetry, stainless steel appliances and an elegant tiled splashback.

Upstairs is fully carpeted throughout the three large bedrooms with built-in robes, including the master which also enjoys its own private modern ensuite while an equally sleek main bathroom services the rest.

Downstairs adds an additional large bedroom with a built-in robe and ensuite access to the 2-way bathroom serving the lower floor. Tucked away at the rear is a separate laundry room for even further convenience.

Fully fenced to the side of the home is an easy-care courtyard for outdoor entertaining in comfort and privacy. Additional highlights of the property include ample linen storage, ducted heating and cooling, a large storage shed and water tank, gated side access and a secure double garage.

When it comes to location, it's hard to beat walking distance to the endless shopping and entertainment of Northland Shopping Centre. Olympic Park sports facilities and Darebin Creek walking/cycling trails keep you active, while bus transport is just footsteps away for easy travel to Ivanhoe Station.

Other nearby amenities include Bell Street Mall's shops and cafes, La Trobe University, popular local schools and Rosanna Village's parks, cafes and transport, as well as easy access to central Heidelberg for Austin Hospital, Burgundy Street dining, Warringal Shopping Centre and Yarra River trails.