

**1/18 Collington Avenue, Brighton, Vic 3186**

**buxton**

**Townhouse For Sale**

Thursday, 9 May 2024

1/18 Collington Avenue, Brighton, Vic 3186

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Type: Townhouse**



John Clarkson  
0408153045



Leanne Potter  
0414344144

## **Price Adjustment \$1,400,000 - \$1,450,000**

Nestled within an exclusive cul-de-sac at the top of Church Street, this spacious single-level townhouse provides the perfect low maintenance lifestyle. The home's seamless design, capturing a northern garden aspect, enhances easy-living appeal with amenities, such as shops, cafes, restaurants, transport, parks, the golf course, and the bay, conveniently close by. A privately fenced front-garden introduces this street-front residence, one of only two well-maintained properties at the end of a quiet beachside avenue. Open and airy, it features up to three bedrooms or the option of a home-office, depending on your needs. A generous living area, lit by a luminous Velux skylight, and dining room, both open to a secluded al fresco courtyard surrounded by greenery. Entertaining is a breeze with the home's free-flowing layout and sizable kitchen boasting ample bench and cupboard space along with sparkling white Westinghouse appliances (gas cooktop, oven, and dishwasher). Enjoy the freedom to follow the sun with a choice of outdoor dining, play and relaxation options. A bay-window frames a tranquil outlook from the main bedroom suite, featuring a fitted walk-in robe and dual vanity, spa en suite. The second bedroom offers the versatility and space to work from home, and the third bedroom (built-in robes) sits alongside the primary bathroom. A well-positioned laundry, extensive storage, ducted heating, reverse cycle air conditioning, security, and a remote single garage with driveway parking, complete the package. Relish a home-like environment with easy-care requirements, potential to enhance to suit your own taste, and Brighton's blue chip attractions just minutes from your door. For more information about this single-level townhouse please contact John Clarkson at Buxton Brighton on 0408 153 045.