

13 Lithgow Way, Mooroolbark, Vic 3138

FLETCHERS

Townhouse For Sale

Wednesday, 19 June 2024

13 Lithgow Way, Mooroolbark, Vic 3138

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 85 m2

Type: Townhouse



Peter Bruges
0435655971

\$600,000 - \$650,000

Rare for a property located in this ideally positioned estate, this stylish tri-level home enjoys its own street frontage, along with a magnificent modern facade and a picturesque semi-enclosed front yard. Step inside to a detailed multi-level layout boasting a versatile ground floor bedroom or home office option, plus an expansive open plan middle level comprising a light-filled lounge, dining and modern kitchen area. Incorporating stone benches and stainless steel appliances, the kitchen is beautifully finished, while the lounge and dining space connects cleverly to a large sun-drenched balcony with plenty of room to relax or entertain. Additional accommodation comes on the top level in the form of two further bedrooms with robes, the master has its own ensuite, and both have proximity to the matching modern main bathroom with a stone finished vanity, shower and bath. In a home that has had just one owner who has meticulously maintained and loved it since it was built new, split-system heating/air-conditioning, shade/blackout blinds, a powder room, separate laundry and double garage with internal access are valued additions. Spoilt for position, within walking distance to the Paul St shopping village, Manchester Rd and Bryce Avenue shops, restaurants and cafes, Mooroolbark Station, Coles Mooroolbark and the Red Earth Community Park, close to Yarra Hills Secondary College and the Bushy Creek Trail, as well as enjoying easy access to Manchester Rd, Bryce Avenue, Hull Rd, Lincoln Rd, Cambridge Rd, Dorset Rd, Canterbury Rd, Mt Dandenong Rd, the Maroondah Highway and Eastlink.* Incredibly located tri-level home with a ground floor bedroom/office option* Spacious open plan living, dining and quality kitchen precinct* Kitchen with stone benches, stainless steel appliances, plenty of storage* Upstairs bedrooms with robes, maser with ensuite, matching main bathroom* Semi-enclosed front yard with gardens, large sunny balcony to entertain* Split-system heating/air-conditioning, powder room, laundry double garageDisclaimer: While all care has been taken by Fletchers Maroondah and its third party providers to ensure all information above is true and correct, Fletchers Maroondah and its third party providers are not responsible for, and expressly disclaim all liability for, damages of any kind arising out of the use, reference to, or reliance on any information contained within the above property description. Prospective purchasers are advised to make their own enquiries with respect to the information that is passed on. Fletchers Maroondah will not be liable for any loss resulting from any action or decision by you in reliance on the information.