

**7/17 Collocott Street, Mordialloc, VIC, 3195**



**Townhouse For Sale**

Friday, 30 August 2024

7/17 Collocott Street, Mordialloc, VIC, 3195

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Townhouse**



Katrina O'Brien  
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## **Versatile Family Space**

Destined to surprise with the dimensions on offer, this light-filled townhouse is perfectly positioned at the rear for ultimate privacy with a sunny north facing rear courtyard & garden.

The oversized main level has been brilliantly planned to maximise natural light and provide a flowing space for indoor-outdoor living. Desirably open plan, it offers ample room to relax or entertain loved ones, flowing from a quality kitchen offering gleaming appliances and stone benchtops.

Three superbly proportioned bedrooms are a fabulous highlight, they each include fitted wardrobes, the master with a walk-through robe to a sparkling ensuite.

A large family bathroom with bath and a separate WC is an added drawcard as is the laundry with access to the yard, but the question is how you will utilise the downstairs space? Consider a playroom, home office, theatre room or even wellness area just for you! An automated secure oversized double garage, plenty of extra storage space & direct entry to your home which is complimented by the comfort of zoned heating/cooling.

Approximately a kilometre from the beach and Main Street's vibrant dining options & city-bound train, this sought-after location is close to bus stops, primary schools & parklands and in-zone for Parkdale Secondary College.

For all enquiries please contact Katrina O'Brien 0411 626 394 Hodges Mentone.