

**1/70 Braund Ave, Bell Post Hill, VIC, 3215**

**Unit For Sale**

Tuesday, 1 October 2024



1/70 Braund Ave, Bell Post Hill, VIC, 3215

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**

## **On-Trend Style Meets Convenience!**

Have you been dreaming of low-maintenance living in Bell Post Hill? Showcasing a stunning makeover and its very own front yard, this unit is the one for you!

Fresh white walls enhance the interiors, with stylish accents including arched doorways and brushed gold fittings. Overlooking the front yard, the open plan living/dining/kitchen zone creates a peaceful setting for relaxation. The kitchen is beautifully appointed with stone benchtops, a tiled splashback, slimline dishwasher and cooking appliances (oven, electric cooktop, rangehood). The bedroom features built-in robes, while the combined bathroom/laundry boasts built-in storage. A split-system air conditioner ensures year-round comfort.

When it comes to outdoor living, this unit stands out from the pack. The east-facing courtyard has been freshly landscaped, while the front yard provides a generous outdoor retreat. The single garage and outdoor powder room that offers a second toilet add the final touch to the property.

This quiet neighbourhood places you a short stroll to public transport, local sporting grounds and walking trails. The Beauford Avenue and Anakie Road shops are moments away for everyday essentials, while nearby schools make this an excellent choice for young teachers. A short drive will find you in the vibrant heart of Geelong, while superior Ring Road access is ideal for Melbourne commuters.