

1/9 Hamilton Avenue, Blackburn, Vic 3130



Unit For Sale

Saturday, 29 June 2024

1/9 Hamilton Avenue, Blackburn, Vic 3130

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 273 m2

Type: Unit



Aaron McDonald
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\$1,000,000 - \$1,100,000

Resting in a peaceful street, just a short walk to shops, cafés and schools, this bright and inviting three-bedroom retreat offers an effortless lifestyle of convenience. Boasting dual living zones this enticing home is surprisingly spacious, making it a brilliant downsizer, astute investment or exciting first home. Light-filled interiors welcome you inside, complemented by stylish floorboards underfoot, with elegant bay windows within the expansive living and dining zone framing serene garden views. Stepping through to the open plan family and meals zone, the well-appointed timber kitchen includes everything needed for culinary success while sliding doors allow easy access to the private paved courtyard, a tranquil space ideal for relaxation. Generous in size, the luxe main bedroom flaunts walk-in robe and chic ensuite, while two further bedrooms complete with built-in robes share the sparkling family bathroom. A dedicated laundry with outside access adds further value, while ducted heating, air conditioning, double carport, and garden shed (or cubby) round out the impressive list of enticing inclusions. Exceptionally located for convenience, just a short walk to North Blackburn Shopping Centre, with an array of parkland and local schools nearby including Old Orchard Primary and Blackburn High, and within easy reach of Blackburn Station, Box Hill Central and the Eastern Freeway.

- Inviting easy-care unit complete with three bedrooms & two bathrooms
- Dual light-filled living zones highlighted by stylish floorboards underfoot
- Chic timber kitchen boasting ample storage & quality appliances
- Three robed bedrooms, the main with walk-in robe & luxe ensuite
- Chic family bathroom features shower, bath, vanity & separate toilet
- Dedicated laundry facilities with access to rear for convenience
- Tranquil & private courtyard, an ideal space for relaxation
- Ducted heating & air conditioning for year-round comfort
- Double carport with additional space for off-street parking

Terms: 10% deposit, balance 30/60/90 days