

**2/18 Alma Street, Lower Plenty, VIC, 3093**



**Unit For Sale**

Friday, 16 August 2024

2/18 Alma Street, Lower Plenty, VIC, 3093

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**

## **Peaceful light filled living**

EXPRESSIONS OF INTEREST CLOSING TUESDAY 10TH SEPTEMBER AT 5PM (UNLESS SOLD PRIOR)

This peacefully positioned single level unit offers first-time buyers, downsizers, and investors security, convenience, and a low-maintenance lifestyle.

Situated in a quiet, well-connected community with friendly neighbours, adjacent to the Plenty River Trail and just a stone's throw from Lower Plenty Shopping Centre.

The home features a spacious, light-filled living and dining area with hardwood floors, a neat kitchen with a breakfast bench and garden views, and two large bedrooms, each with built-in robes. The updated central bathroom services both bedrooms seamlessly, and the good-sized laundry offers external access to a landscaped garden, perfect for year-round enjoyment with family and friends.

Additional highlights include ducted heating throughout, split system cooling, under-house storage, outdoor sun awnings, and a single lock-up garage.

The property's convenient location is within walking distance of Lower Plenty Shopping Centre, a reliable bus network, Alma Play Park Playground, Glenauburn Park, Plenty River Trail, Lower Plenty Primary and Lower Plenty Hotel. Nearby amenities include Heidelberg Golf Club, Montmorency Shopping Village, Montmorency Secondary College, Montmorency Station, and Greensborough Plaza.