

**2/30 Kelvinside Road, Noble Park, Vic 3174**

**CENTURY 21**

**Unit For Sale**

Wednesday, 26 June 2024

2/30 Kelvinside Road, Noble Park, Vic 3174

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



Kris Gajdobranski  
0410510462

## **\$245,000 to \$255,000**

Embrace a life of carefree convenience with this comfortable easycare unit, within a stroll of shops, parks, and transport connections. A fantastic find for astute investors, downsizers, and first homebuyers, showcasing a red-brick facade and large windows. This cozy apartment features 1-bedroom, prioritising comfort and convenience. With a generously sized open-plan living and kitchen, it ensures effortless living. Features:- 1x carpeted bedroom-Electric heater in lounge-Blinds-Electric cooktop/oven-Bath with shower and heat lamp-Ample cupboards and island benchtop - 1x car park Smart investors, start crunching your numbers, this one's a moneymaker! There's nothing left to do but unpack, unwind, and enjoy this low-maintenance retreat. Nearby Noble Park Station ensures seamless city commuting, further enhanced by local bus routes, the Princes Highway, and Eastlink. Nearest Government Schools:- Noble Park English Language School-Noble Park Secondary College-Noble Park Primary School-Harrisfield Primary School-Yarraman Oaks Primary School-Heatherhill Primary School Nearest Private Schools:- St Anthony's School-Killester College-Berry Street School-Hoa Nghiem Primary School-St Joseph's School-St Gerard's School Community Facility:- Paddy O'Donoghue Community Centre Parks:- Parkfield Reserve-Ross Reserve-J B Sheen Reserve-William Robert Lees Park Sport and Recreation:- Pat Wright Senior Oval Healthcare:- Dandenong Hospital DISCLAIMER: Every attempt has been taken to ensure the accuracy of the information provided is as presented. We encourage you to make your own assessment during an inspection. In addition, the measurements provided of the land and/or property may not be 100% accurate. In order to satisfy yourself with the exact dimensions of the property/land / or of each room, we advise you to conduct your own measurement.