

**2/36 Cheverton Road, Lower Plenty, VIC, 3093**



**Unit For Sale**

Sunday, 3 November 2024

2/36 Cheverton Road, Lower Plenty, VIC, 3093

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: Unit**

## **Sublime Private Sanctuary in Lifestyle Locale**

EXPRESSIONS OF INTEREST CLOSING TUESDAY 3RD OF DECEMBER AT 6PM (UNLESS SOLD PRIOR)

Peacefully positioned within a leafy locale favoured by families, this impeccable single level sanctuary only footsteps to parklands, promises spacious low maintenance living without compromise on an individually titled 471m<sup>2</sup> (approx.) landholding with coveted convenience, surrounded by amenities.

A long private driveway introduces an idyllic setting of manicured gardens, enveloping an immaculately presented domain celebrating fresh, contemporary living paired with original charm to match the leafy native environs of Lower Plenty. The impressively proportioned floorplan is immediately welcoming with timber floors spanning throughout the open concept living and dining filled with natural light, seamlessly extending to the covered deck and beautifully landscaped garden, perfect for alfresco occasions. The sleek kitchen is poised for culinary enjoyment equipped with ample cabinetry and a stone topped breakfast bench servery. Accommodation comprises of three bedrooms (main with fitted walk in wardrobe), serviced by the chic family bathroom boasting a shower and separate bathtub accompanied by a powder room and full size laundry. Further complements include year round comfort with ducted heating/cooling and covered parking for two vehicles.

Located with lifestyle advantages opposite Cheverton Valley Park and playground, walk to Lower Plenty Shopping Village grocers, boutiques and eateries, Lower Plenty Primary School and Bus Services. Also close by Greensborough Plaza, Montmorency Train Station, Heidelberg Golf Course and easy access to major arterials including the North East Link currently under construction.