

# 2/454 Clayton Road, Clayton South, Vic 3169

## Unit For Sale

Sunday, 23 June 2024

2/454 Clayton Road, Clayton South, Vic 3169

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Unit**



Ethan He  
0399757888



Tony Nguyen  
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**\$700,000 - \$750,000**

Nestled in the vibrant heart of Clayton, 2/454 Clayton Road offers a perfect blend of comfort, convenience, and modern living. This three-bedroom, two-bathroom family unit provides a cozy and functional living space. Each bedroom provides ample room for relaxation and everyday living, while the two bathrooms ensure convenience for the whole family. One of the most compelling features of this property is its exceptional location. Within 10 minutes' drive to the prestigious Monash University, it presents an ideal opportunity for students, faculty, and staff to reside in close proximity to one of Australia's leading educational institutions. The Monash Medical Centre is also within easy reach, adding value to families who require quick access to medical services. In addition to its academic and medical conveniences, the property is a stone's throw from the bustling Clayton shopping street. Here, residents can enjoy plenty of retail options, from grocery stores to major supermarkets, ensuring that all shopping needs are easily met. The street is also lined with an array of cafes, restaurants, and eateries, offering a variety of cuisines that cater to diverse tastes. Public transportation is another highlight, with Clayton train station and numerous bus routes providing seamless connectivity to Melbourne's CBD and surrounding suburbs. For those who prefer to drive, the unit offers easy access to major roads and highways, enhancing the ease of commuting. Parks, recreational facilities, and community centers are also nearby, providing ample opportunities for leisure and social activities. Whether you're commuting to work, studying, or simply enjoying the vibrant local community, this home offers unparalleled convenience and a lifestyle of ease. Combining modern comforts with a strategic location, 2/454 Clayton Road is an excellent choice for you! \*Photo ID required at all First National JXRE open for inspections and auctions. First National JXRE may refuse to provide further information on the property should you prefer not to disclose your full contact information including phone number. Please note that properties listed for auction may be sold prior. Disclaimer: We have in preparing this document used our best endeavours to ensure that the information contained in this document is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements in this document.