10 DUNCAN AVENUE, BORONIA, VIC, 3155









SOLD

CONVENIENCE AND GREAT LOCATION!

Light-bathed, open spaces highlight the flexible floorplan that has mix of formal and informal living zones.

Stunning, newly polished floorboards flow throughout the home, introducing the spacious lounge area. Boasting a gas cooktop and electric oven, delight in the generous bench space and charming tiled splash back that the perfectly-formed kitchen has to offer.

The adjoining meals area and living room overlook the expansive rear garden. Step out through sliding doors onto the covered patio area where you can indulge in alfresco dining while you admire the sunset.

Bordered by leafy trees, the grassy back garden features a second sitting area that is the ideal place to sit and watch the children play in the cool shade. Discover 3 robed bedrooms, serviced by a modern family bathroom and separate WC.

Everyday convenience and comfort is afforded by some notable inclusions such as ducted heating, split-system air-conditioning, instantaneous hot water service, off-street parking, garden shed and water tank.

From this location you are near to Boronia West Primary School, Our Lady of Lourdes School, St Joseph's School and Boronia K-12 College, as well as Knox Leisureworks, Boronia Village and Knox Westfield.

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. Prospective purchasers should make their own enquiries to verify the information contained in this document. Purchasers should make their own enquires and refer to the due diligence check-list provided by Consumer Affairs. Click on the link for a copy of the due diligence check-list from Consumer Affairs.http://www.consumer.vic.gov.au/duediligencechecklist.

Not enter the property if:
- You have returned from overseas in the past two weeks
- You are unwell or have a fever

3 BED | 1 BATH | 1 CAR

PRICE:
$820,000

OPEN FOR INSPECTION:
N/A



Fahim Safi
0468482443
fahimsafi@atrealty.com.au
www.atrealty.com.au



Dimensions are approximate measurements, we cannot guarantee its accuracy. No liability will be accepted for any misinformation

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.

Fahim Safi
0468482443
fahimsafi@atrealty.com.au
www.atrealty.com.au