



# SOLD

## URBAN ELEGANCE: 4-BED SANCTUARY

No Body Corporate Fee! Private Inspection Only.

Experience the epitome of urban living in this exquisite 4-bedroom brick veneer townhouse, meticulously crafted to cater to the needs of first-time buyers, growing families, and shrewd investors alike. This home is a sanctuary of modernity and sophistication, graced by an open plan kitchen adorned with quality gas appliances, overlooking a spacious dining and living area designed for social gatherings and precious family moments.

The property boasts a thoughtful interior layout, including three well-appointed bedrooms with built-in robes for your storage needs, and a master bedroom that serves as a tranquil retreat, complete with a sumptuous full ensuite. Comfort is matched by convenience in this well-proportioned residence, set upon a generous 234 square metre parcel, providing a seamless blend of indoor and outdoor living.

Stepping outside, the townhouse offers two secure parking spaces, ensuring ease and peace of mind. The locale is equally impressive, situated in a bustling community surrounded by lush parkland and recreational facilities, ideal for fostering a lively family environment. With its proximity to the city centre, premier shopping destinations, esteemed schools, and major transport links, including the Western Ring Road and West Gate Freeway, this townhouse is a gateway to all the amenities desired for a contemporary lifestyle.

This Sunshine West gem is an opportunity not to be missed, presenting a harmonious fusion of comfort, style, and unrivalled convenience. Secure your future in this desirable enclave and indulge in the lifestyle you've always envisioned.

For more information call Bruce Ung Today!  
Please note : Photo I.D. required at all inspections

4 BED | 2 BATH | 2 CAR

PRICE:  
\$615,000

OPEN FOR INSPECTION:  
N/A

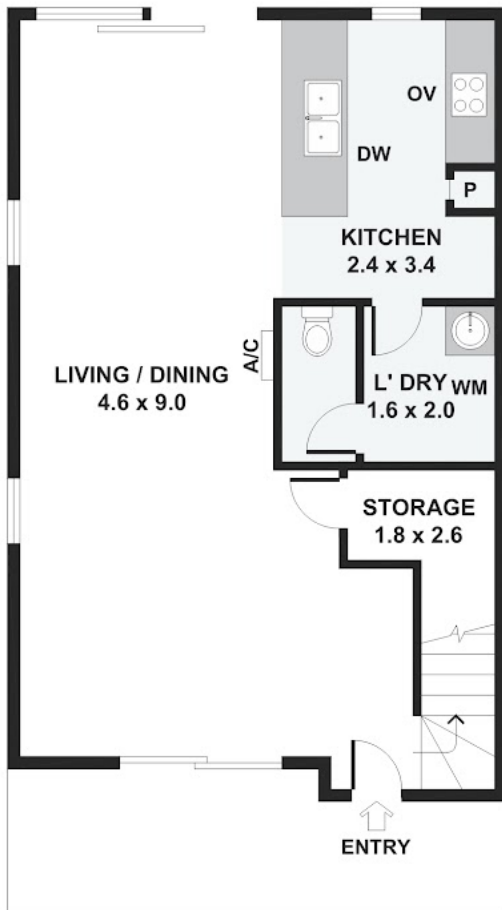


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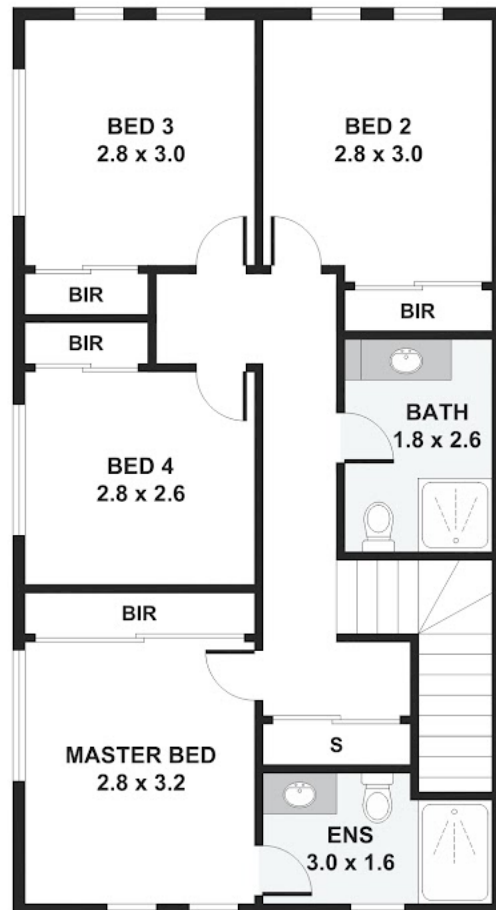
# 33 Durant Avenue, Sunshine West



NOT IN CORRECT POSITION



GROUND FLOOR



FIRST FLOOR

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.

Please note: All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent.