



**SOLD**

## BRAND NEW SUPERB ENTERTAINER IN THE MWSC ZONE

Blending together striking custom design, a floorplan allowing for exceptional zoned living, and a location close to popular shops and schools, this remarkable 5 bedroom + study, 3.5 bathroom residence is the apex of modern, spacious and relaxed Mount Waverley living.

Cutting-edge security and technology are evident throughout the property. State-of-the-art kitchen is with touch-to-open/soft-close cabinetry, integrated Bosch dishwasher, oven, cooking stove, and quality stone finishes adding a luxurious tone.

The flexible living/meals area is with gorgeous herringbone parquetry timber floor. It is accompanied by one master bedroom with ensuite and walk-in robe, and leading out to a lovely backyard BBQ area. Generous upstairs retreat leading out to a private balcony, master bedroom with ensuite and walk-in robe, 3 other bedrooms with BIRs, and one additional bathroom.

Additionally, the home features elegant light fittings, video intercom, central vacuum, central (and zoned) heating and cooling.

Positioned in one of the most sought after streets in Mount Waverley, walking distance to bus stops and be easily transited to Syndal train station; Within minutes of driving to Box Hill, Glen Waverley, Clayton, and the Chadstone Shopping Centre. Not to mention the choice of quality schools nearby, and yes it is in the Mount Waverley Secondary College zone(STSA).

Inspection is a must, and enquires can only be answered if a valid phone number has been provided!

**5 BED | 3 BATH | 0 CAR**

**PRICE:**  
**\$1,540,000**

**OPEN FOR INSPECTION:**  
**N/A**



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**GROUND FLOOR**



**FIRST FLOOR**



Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested parties should rely on their own enquiries.

Ground Floor	- 140 m <sup>2</sup>
First Floor	- 114 m <sup>2</sup>
Garage	- 37 m <sup>2</sup>
Porch	- 8 m <sup>2</sup>
Balcony	- 17 m <sup>2</sup>

# 1/30 Baily Street, Mount Waverley

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.