

1/71 DEVENISH ROAD, BORONIA, VIC, 3155



**SOLD**

## CLOSING DATE SALE. UNLESS SOLD PRIOR. CHARACTER, CHARM, AND COSY!

Closing Date Sale Tuesday 29th April 5pm! Unless Sold Prior!

Character, charm, and cosy are the first impressions that come to mind the minute you inspect this beautifully renovated 3-bedroom Brick veneer home.

Set on approx. 456m2 with separate title, no body corporate fees and located only 15 minutes walk to Boronia central train station / shopping precinct and only 20 minutes to Bayswater central train station / shopping precinct.

Amenities include primary schools, secondary school, preschools, kindergartens, medical facilities, sporting grounds, parks, clubs, restaurants, and eateries all within minutes' drive to Knox West Field, Knox Ozone entertainment centre, Eastlink freeway, Knox hospital and the bustling Studfield shopping hub.

This charming residence offers an open-plan design comprising a renovated kitchen meals family area with sliding glass doors to the rear / side yard, making the ebb and flow of this home just perfect for keeping an eye on the kids and pets when playing in the yard.

Features include: A large and spacious lounge / living area, 3 generous bedrooms with built in robes, renovated family bathroom, separate laundry and 2 toilets. Other features include stainless steel gas and electric appliances, Dishwasher, split system air conditioning and heating, hardwood timber floors, front pergola, carport, second car space, garden shed, fully fenced rear yard and ample off-street parking. Hurry, first to inspect will buy!

Thinking of selling now or in the future? For a free-market appraisal Call. Lou 0417-166-668 / Leeanne 0404-261 469  
Luciano 0423 181 161 or email [lou@atrealty.com.au](mailto:lou@atrealty.com.au).

Inspection times and property availability are subject to change without notice. Disclaimer: All information contained herein is gathered from sources we believe to be reliable. We cannot guarantee its accuracy and interested parties should make and rely on their own enquiries.

**3 BED | 1 BATH | 1 CAR**

**PRICE:**  
\$715,000

**OPEN FOR INSPECTION:**  
N/A



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Every care has been taken to verify the accuracy of the details and dimensions in this property plan. Prospective purchasers are advised to make their own enquiries to satisfy themselves in all respects. The plan is a representation only and is not necessarily to scale.

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.