



FOR SALE

MODERN FOUR-BEDROOM TOWNHOUSE OPPOSITE GENISTA RESERVE

INSPECTIONS BY APPOINTMENT ONLY. ENQUIRE NOW TO ARRANGE YOURS!

Positioned at the front of the complex and facing directly toward Genista Reserve, this modern four-bedroom townhouse offers a clever two-level layout with space, flexibility and low-maintenance appeal.

The lower level features its own private master suite, complete with built-in robes, ensuite, split system heating/cooling and direct access to a private deck area with garden shed. A kitchenette nearby adds genuine flexibility, making this level ideal for extended family, guests, a teenager's retreat, or anyone wanting a little extra independence within the home.

Upstairs, the open-plan living, meals and kitchen area is bright, practical and easy to enjoy. The kitchen includes stone benchtops, electric cooking, dual sinks, excellent storage and a large fridge space, while the living zone opens to a generous balcony with leafy outlooks.

Three further bedrooms are positioned upstairs, each with built-in robes and its own split system. The main bathroom, separate powder room and central linen storage complete the upper level.

Additional features include a double garage with internal access, European laundry, ducted vacuum system, alarm, intercom, downlights throughout, stair lighting and a total of five LG Smart Inverter split systems.

With Genista Reserve directly opposite and Boronia Station, Boronia shops and Tormore Reserve all within walking distance, this is a strong option for buyers wanting a modern, move-in-ready home in a convenient Boronia location.

Features include:

- Four bedrooms, each with built-in robes and split system heating/cooling
- Ground-floor master suite with ensuite and private deck access
- Flexible lower-level kitchenette

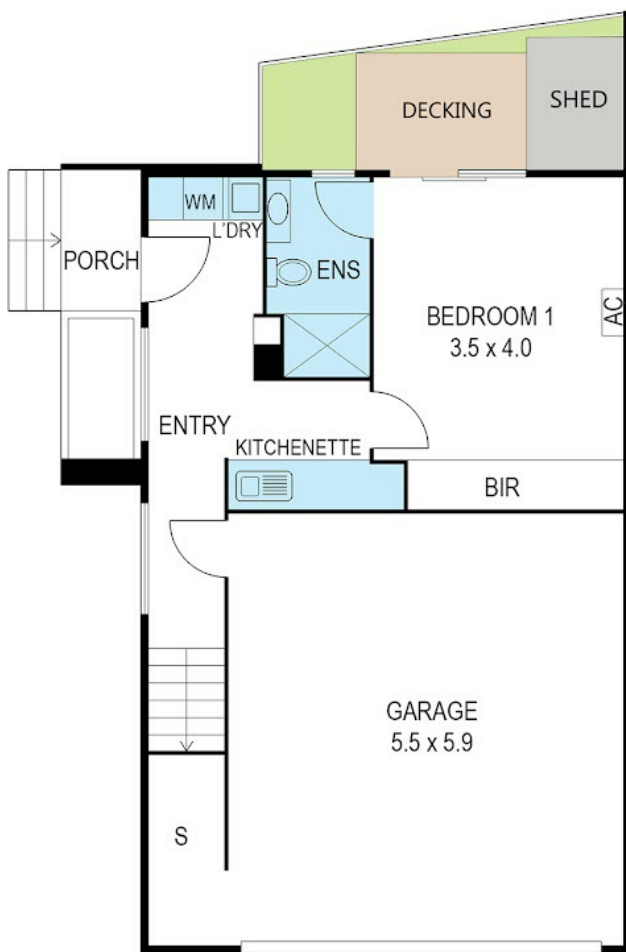
4 BED | 2 BATH | 4 CAR

PRICE:
\$795,000

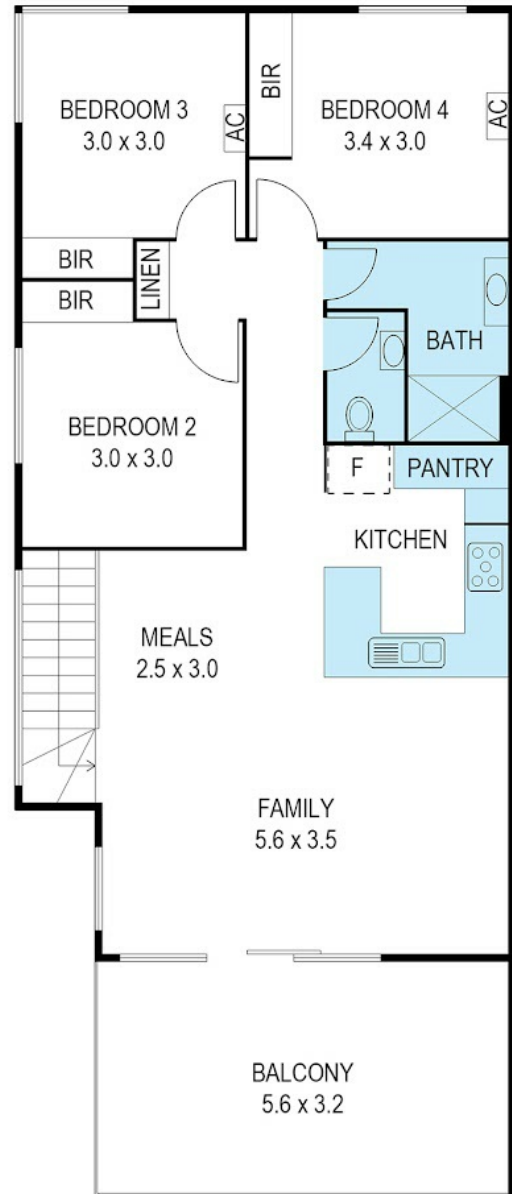
OPEN FOR INSPECTION:
N/A



Scott Collins
0499005265
scottcollins@atrealty.com.au
scottcollins.com



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.

Business and trees are placed for illustration purposes. Plans should not relied on. Interested parties should make and rely on their own enquiries.

1/7 Genista Avenue

Boroonia, VIC
0499005265

scottcollins@atrealty.com.au

scottcollins.com

