




**3/11 Allenby Ave, Glen Iris, VIC 3146**

**Sold - 17/05/2025**

Townhouse   



## SOLD AT AUCTION

Single Level Ease. Prime Opportunity. Coveted Lifestyle Location.

Positioned in a peaceful enclave of just three, this charming three-bedroom brick townhouse offers low-maintenance living in a highly convenient location - ideal for downsizers, first home buyers, or investors.

The spacious living room at the front of the home is ideal for relaxation and entertaining, creating a welcoming atmosphere for family and guests. The main bedroom, also positioned at the front, includes an ensuite and a generous walk-in wardrobe, serving as a private retreat. At the back, two additional bedrooms feature built-in robes and are serviced by a central bathroom with tub, complemented by a separate powder room for added convenience.

The well-equipped kitchen offers practicality with a gas cooktop, dishwasher, and a bright meals area, ideal for casual dining.

Step outside to the north-facing paved courtyard, which is perfect for outdoor gatherings and safe for pets and children to play freely. A remote-controlled single garage further adds security and convenience.

Adjacent to beautiful parkland and within walking distance to Hedgeley Dene Gardens, close to Gardiners Creek Trail, Harold Holt Swim Centre, High Street cafés and shopping, prestigious schools, and public transport options including trams and trains. With convenient CBD access via the nearby M1 freeway, connectivity is a standout feature.

Shelter Real Estate Agents Glen Iris

**Open for Inspection**

By Appointment.

### Listed By

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