

**1/12 Dene Ave, Malvern East, VIC 3145**

**Sold - \$805,000**

Unit 2   1 



## AUCTION THIS SATURDAY, OPEN FROM 10AM

Alluring Freestanding Single-level Villa In Coveted Position

A spectacular investment, desirable downsize or brilliant entry into the thriving Malvern East market, this immaculate, freestanding street front villa offers current day comfort, single-level convenience and exciting potential to up-style when ready and forge a fabulous future lifestyle.

Traditional styling, platinum presentation and an inviting ambience define welcoming interiors, for immediate move-in ready enjoyment, or leasing out capabilities.

The welcoming north-facing living room is warmly carpeted, and separately zoned from the neat and tidy kitchen/meals area. The charming layout is further enhanced by 2 bedrooms both brimful of natural light and each fitted with built-in robes, central bathroom, split system heating/AC, beautiful garden courtyard, single carport and off street car space.

Add your own stamp of style and add value to this alluring gem, 5 minutes' walk to Darling Station and a short walk to an array of shops and cafes along Malvern Rd, Darling Rd, Wattletree Rd, Hedgeley Dene Gardens and Central Park.

Shelter Real Estate Agents Malvern East

**Open for Inspection**

By Appointment.

### Listed By

Daniel Reynolds

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Listing Number: 3337365