

SOLD



Unit 2, 2 Marara Rd, Caulfield South



## Boutique Living, Blue-Chip Investing, Unbeatable Lifestyle!

Serenely, conveniently, and privately positioned at the rear, this single-level 2 bedroom town residence offers so much more than initially meets the eye. Masterfully designed with seamless flow and recently refreshed to take full advantage of northern light, this one has something for everyone from market entrants to growing families, downsizers and forward-thinking investors.

Enjoy a relaxed living room with French door access to an elevated, north-facing outdoor deck framed by a lush lawn and low-maintenance garden offering exceptional perimeter privacy. A stone-finished kitchen showcases stainless-steel appliances including a Bosch dishwasher and ample preparation and presentation space, wonderfully underpinned by a wide-reaching, open-plan family dining space.

Always free-flowing, step outside to a brilliantly bright courtyard with an easy-care lawn and more than enough room for the full range of outdoor settings. This radiant retreat will be enjoyed for alfresco lounging and dining all year round with the chance to entertain in numbers.

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Price	SOLD
Property Type	Residential
Property ID	1865

### Agent Details

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Both bedrooms are light-filled, generously sized, and substantially robed (main with roomy walk-in robes), superbly serviced by a sparkling semi-ensuite bathroom with a luxurious bath, a fully tiled walk-in shower, and the welcome addition of a twin vanity.

Comprehensive features includes a large laundry with cabinetry, a separate WC, ducted heating plus split-system heating/cooling, storage solutions, sleek floorboards, new roller blinds and plantation shutters, recessed down-lighting, secure alarm, and a lock-up garage with additional driveway parking on title.

Zoned to nearby Caulfield South Primary School, walk to Hawthorn Road trams, a feast of cafes including Fress and Mr Brightside, and the wide open spaces of Princes Park and the Rosstown Rail Trail with the Chadstone/Elsternwick bus a matter of footsteps away. Inspect with confidence!

At a glance...

- \* 2 spacious bedrooms with walk-in/built-in robes
- \* Light, bright and large living room
- \* Chef-friendly, stone-topped kitchen with stainless-steel appliances including a Bosch dishwasher
- \* Inviting family dining area
- \* Stylish semi-ensuite bathroom with a twin vanity, luxurious bath and a fully tiled shower
- \* Large laundry with cabinetry
- \* Separate WC
- \* Private north-facing timber deck and a delightful front garden
- \* Sunny rear courtyard with easy-care lawn
- \* Lock-up garage with courtyard access plus additional off-street parking
- \* Ducted heating, split-system heating and cooling
- \* Recessed down-lighting
- \* New roller blinds and plantation shutters
- \* Storage solutions
- \* Moments from shopping, transport, parkland, schools, cafes and restaurants

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