



**4/130 East Boundary Road BENTLEIGH EAST VIC**

**2** **1** **1**

Set well back from the road in a peaceful group, this light & bright unit provides an ideal springboard into a superb location. Great as a first home or for downsizers hunting in the amenity-rich location, it will also appeal to investors who see value in the top-quality postcode.

Filled with light, the layout features warm hardwood floors through the well-sized accommodation which is welcomed by an entrance hall providing a desirable distinction between the spacious living area and two generous bedrooms (BIRs).

Topped with stone and flaunting a pop of red on the glossy glass splashback, the contemporary kitchen also offers quality appliances, while out through the laundry is a very private and low maintenance courtyard & deck complete with built-in seating making it perfect for alfresco get-togethers.

An updated full bathroom with handy separate WC services the property which also offers the comfort of ducted heating plus a sought-after lock-up garage.

With buses out the front and an easy stroll to Centre Road's shops & dining, this prime position is also a walk to Monash Health, a quick trip to GESAC and close to quality schooling.

**Price** : \$ 640,000

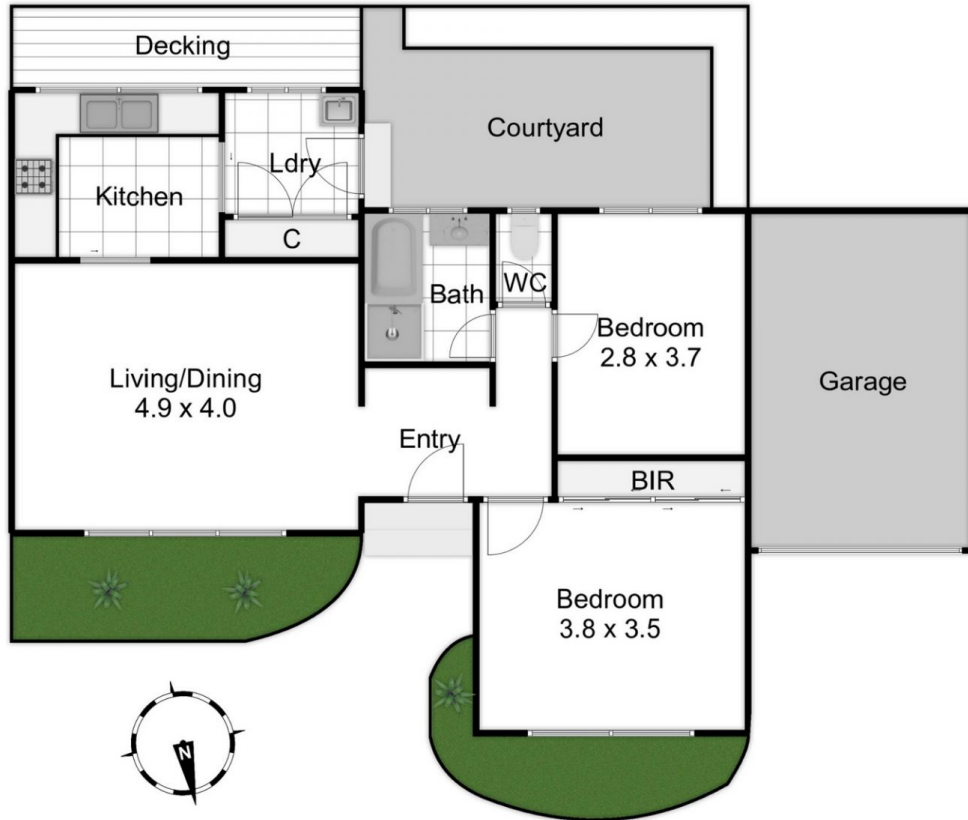
**View** : <https://www.lewinrealestate.com.au/sale/vic/bayside/bentleigh-east/residential/villa/7743569>



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## 4/130 East Boundary Road Bentleigh East

This floorplan is a sketch. All data shown is general only.  
NB: All dimensions stated are approximate only and should not be taken as definite.