



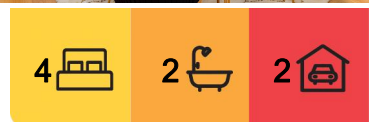
Berwick, 1/1 Kilvington Court

Exceptional Family Living in a Prime Berwick Location!

Perfectly positioned in a quiet court location, this spacious 4-bedroom plus study home is designed for comfort, style, and convenience. Located within walking distance to the prestigious Haileybury College and close to schools, shops, public transport, parks, and ovals, this stunning residence offers an unbeatable lifestyle for families of all sizes.

Step inside to a formal lounge and dining area, creating a warm and inviting space for entertaining or relaxing. The beautifully renovated kitchen is the heart of the home, featuring: Stone benchtops for a sleek, modern finish, Freestanding stainless steel oven and stove-perfect for home chefs, a dishwasher for everyday convenience plus its own meals area to enjoy family gatherings.

The master bedroom is conveniently located on the ground floor, complete with its own ensuite, offering privacy and ease of access. The three additional bedrooms plus a study (or 5th bedroom) provide flexible living options for families, guests, or those working from



For Sale
\$775,000 - \$850,000

View
ljhooker.com.au/47X5JFHE

Contact
John Deo
0411 873 123
john.deo@ljhcasey.com.au

Aren Aliu
0403 613 988
aren.aliu@ljhcasey.com.au



LJ Hooker Hampton Park
(03) 9702 8388

Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

home.

Extra features you'll love are ducted heating & evaporative cooling —year-round comfort, hybrid flooring & near-new carpets —stylish and easy to maintain, downlights throughout — modern, bright, and welcoming ambiance, ducted vacuum & security camera system — peace of mind and convenience, a remote-controlled double garage —secure parking and storage space, a pergola —perfect for outdoor entertaining, garden shed plus additional storage for tools and equipment.

Located in a highly sought-after Berwick pocket, this impressive home is perfect for families looking for space, style, and convenience.

Don't miss out on this fantastic opportunity-call today to arrange an inspection!

More About this Property

Property ID	47X5JFHE
Property Type	Unit
House Size	24 m2
Land Area	379 m2
Including	Ducted Cooling Evaporative Cooling Dishwasher Floorboards Built-in-Robes Close to Schools Close to Shops Close to Transport

John Deo 0411 873 123

Director - Officer In Effective Control | john.deo@ljhcasey.com.au

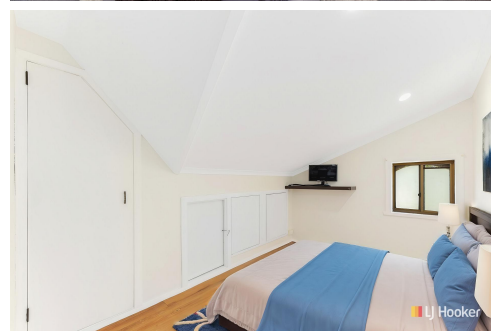
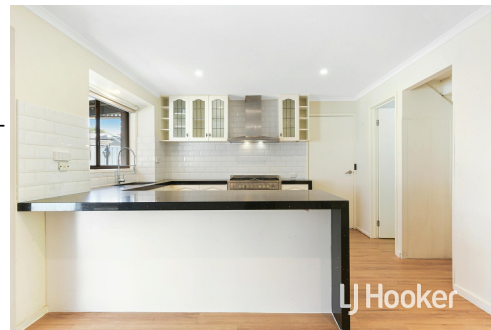
Aren Aliu 0403 613 988

Sales Manager / Auctioneer / Licensed Estate Agent | aren.aliu@ljhcasey.com.au

LJ Hooker Hampton Park (03) 9702 8388

Shop 20, Hampton Park Shopping Centre, 166 Somerville Road, HAMPTON PARK VIC 3976

hamptonpark.ljhooker.com.au | john.deo@ljhcasey.com.au

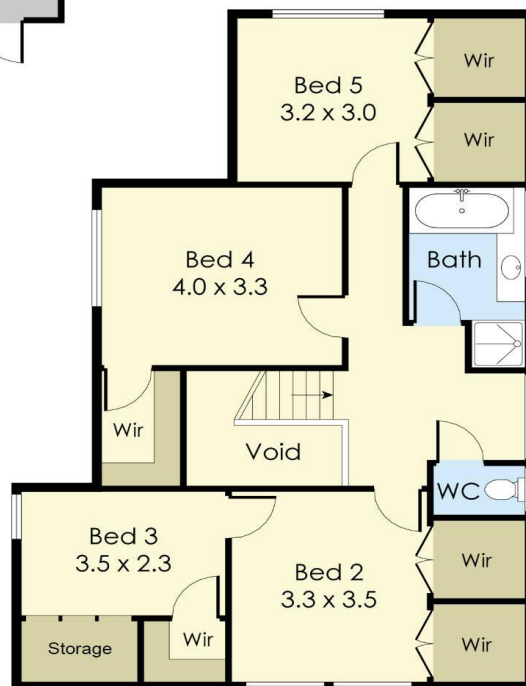


Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

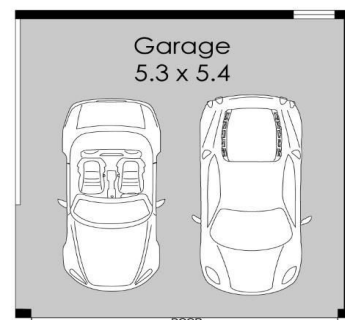
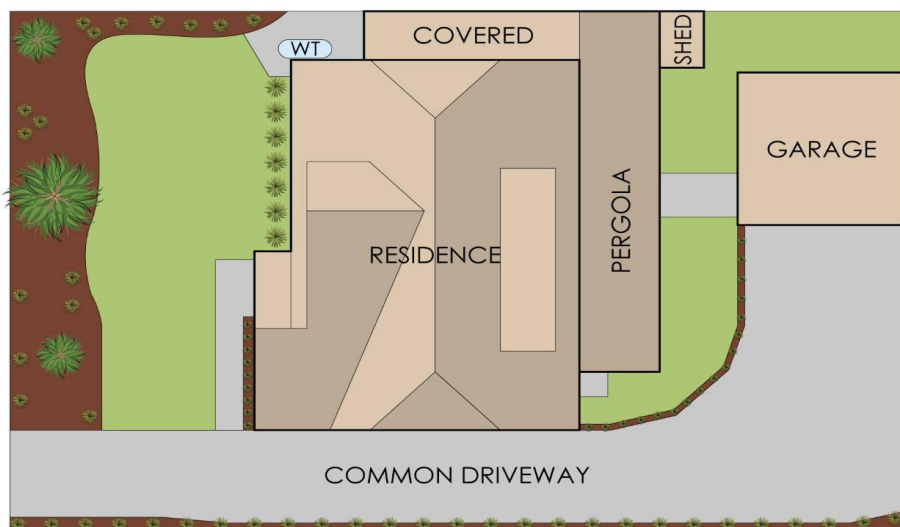
LJ Hooker Hampton Park
(03) 9702 8388



GROUND FLOOR



FIRST FLOOR



(Not In Position)



1/1 Kilvington Court, Berwick

This floorplan is for illustration purposes only and no warranty is given to its accuracy. Purchasers are advised to carry out their own investigations.