

Boronia, 17 Weyburn Road

An Ideal Starter and Neat as a Pin!

*** Please note that the Closing date has changed to November 25th at 5pm.

An exciting opportunity awaits at 17 Weyburn, whether you're entering the real estate market for the first time, looking to upsize, downsize, or invest. Whatever your next move, this charming home offers something for everyone!

Presenting beautifully from the street, this property boasts a deep front yard with manicured gardens, inviting walkways, established garden beds, hedge and mature trees that enhance the home's curb appeal. Step inside to find a welcoming atmosphere, with modern flooring flowing throughout the home and a spacious lounge that flows seamlessly into the kitchen and meals area. The kitchen is equipped with a stainless steel stove and dishwasher.

Down the central hallway, you'll discover three robed bedrooms and a stunningly renovated



For Sale
Please Call

View
ljhooker.com.au/SBAFBK

Contact
Julien Karolos
0417 332 442
jkarolos.boronia@ljhooker.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 Boronia
(03) 9762 1022

bathroom that adds a touch of luxury. The well-appointed laundry is spacious and functional, completing the internal layout.

The rear yard is truly a dream! Enjoy sun-soaked afternoons on the covered deck, perfect for outdoor dining or relaxation. The large garden shed provides additional storage, while the lush lawn offers a great space for kids to play or pets to roam freely. The shaded areas and fire pit create the perfect setting for entertaining family and friends year-round.

For year-round comfort, the home is equipped with two split-system air conditioners, ducted heating, ceiling fans in the lounge and master bedroom, and an electric fireplace in the living area to add warmth and ambiance.

Located on a quiet no-through road, this home is ideally positioned just moments from Alchester and Canterbury Gardens shopping centers, with Bayswater and Boronia amenities, railway stations, bus transport, quality schools, and scenic parks and walking trails all within easy reach.

This beautifully maintained property is sure to impress, so don't miss out – it won't last long!

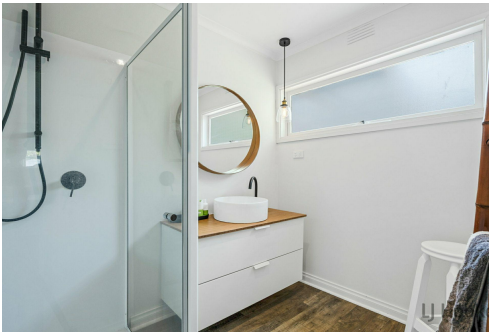
Make 17 Weyburn your next move today!

More About this Property

Property ID	SBAFBK
Property Type	House
Land Area	725 m²
Including	Air Conditioning Ducted Heating Deck Outdoor Entertaining Built-in-Robes Fully Fenced

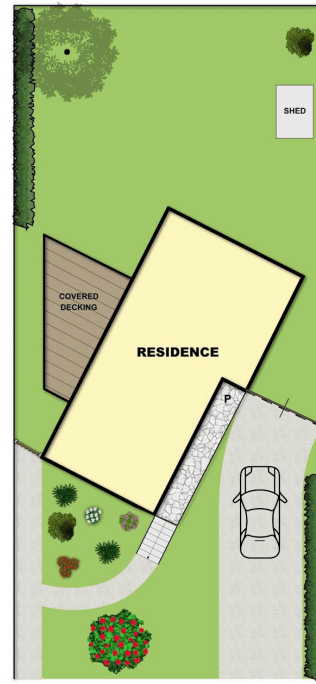
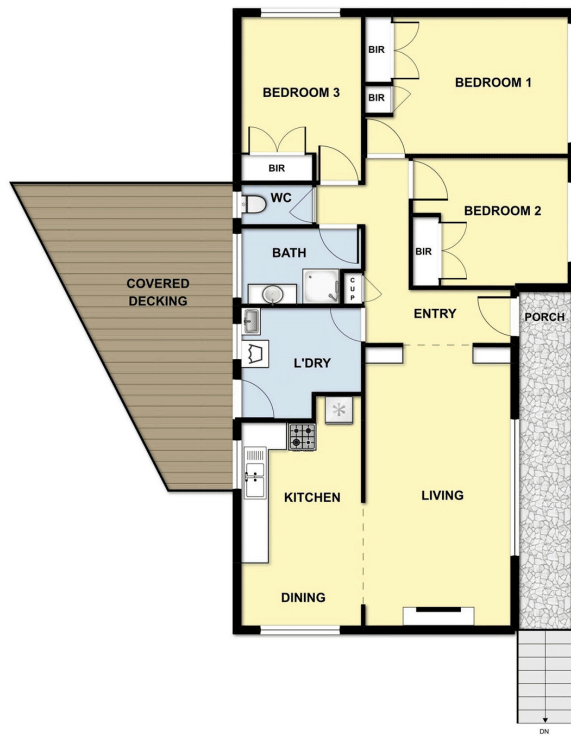
Julien Karolos 0417 332 442
Director - O.I.E.C | jkarolos.boronia@ljhooker.com.au

LJ Hooker Boronia (03) 9762 1022
2/94 Boronia Road, BORONIA VIC 3155
boronia.ljhooker.com.au | boronia@ljhooker.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 Boronia
(03) 9762 1022



THIS FLOORPLAN IS A SKETCH, ALL DATA SHOWN IS GENERAL ONLY
NB: ALL DIMENSIONS ARE APPROXIMATE AND SHOULD NOT BE TAKEN AS DEFINITE

