



2/5 Allandale Road, Boronia

## A Rare Sense of Space in the Heart of Boronia

LJ Hooker Boronia is proud to present an outstanding example of contemporary townhouse living in one of Boronia's most convenient locations. Combining generous proportions, an abundance of natural light and a well thought out floorplan, this is a home that immediately stands apart from the ordinary.

From the moment you step inside, you'll appreciate the sense of space created by soaring ceilings and expansive north facing windows that flood the living areas with beautiful natural light throughout the day. The oversized open-plan design is rarely found in townhouse living and offers a welcoming environment to relax, entertain and enjoy.

The well-appointed kitchen features ample bench space, quality appliances, a dishwasher and plenty of storage, overlooking a spacious living and dining areas that comfortably accommodates larger furniture. Sliding doors from the living access a private and fully fenced north-facing courtyard. Ideal for entertaining friends, enjoying a morning coffee or simply soaking up the sunshine.

The ground floor also includes a convenient powder room for guests

2 1 1

### FOR SALE

Offers close 21/07 @ 5pm (\$600,000 to \$660,000)

### VIEW

Sat 4th Jul @ 10:30AM - 11:00AM

### AGENTS

Julien Karolos  
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Rad Doslov  
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### AGENCY

LJ Hooker Boronia  
(03) 9762 1022

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and a cleverly concealed European laundry.

Upstairs offers two generous bedrooms with built-in robes and split-system heating and cooling, a central bathroom and a versatile study nook ideal for those working from home. The master bedroom and study have direct access to a full-width balcony, providing yet another inviting space to unwind.

Completing the package is secure basement parking along with a private storage shed.

Positioned directly opposite Chandler Park and only a short stroll to Boronia Junction Shopping Centre, Boronia Train Station, Boronia College and Boronia West Primary School, with the Dandenong Ranges National Park, EastLink and Westfield Knox all within easy reach, this is an exceptional opportunity to secure a low maintenance home without compromising on space or lifestyle.

## MORE DETAILS

Property ID	T1SFBK
Property Type	Townhouse
Including	Air Conditioning
	Toilets (2)
	Courtyard
	Balcony
	Deck
	Dishwasher
	Built-in-Robes
	Secure Parking
	Fully Fenced

### Julien Karolos 0417 332 442

Director - O.I.E.C | [jkarolos.boronia@ljhooker.com.au](mailto:jkarolos.boronia@ljhooker.com.au)

### Rad Doslov 0450 885 798

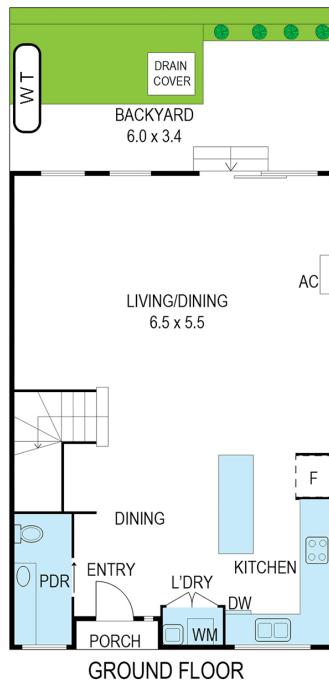
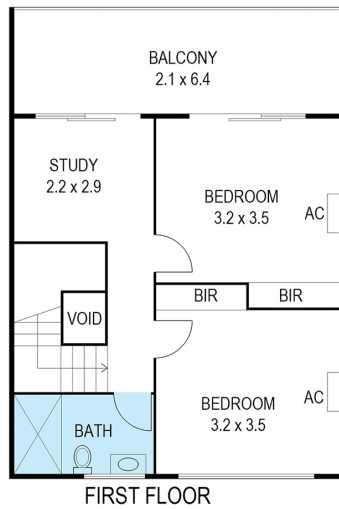
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The floor plan and site plan are not to scale; measurements are indicative and in metres.  
 Bushes and trees are placed for illustration purposes. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

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