



5/12 Park Crescent, Boronia

## Central, low maintenance with an added study!

Positioned to offer the ultimate in lifestyle and convenience, very few others would rival this centrally positioned townhouse. Location is of the utmost importance in modern day high density living and I would challenge anybody to find a better address.




5/12 Park Crescent is approximately 5 years old and an exceptional choice for first home buyers, downsizers or investors. A huge point of difference with this property is the addition of a study/home office area on the ground level. This is such a versatile space that other townhouses do not offer!

Features include:

- 2 bedrooms, master with walk in robe
- Study/home office
- Single lock up garage
- Under stair storage
- Secure internal access from a single remote garage
- Gas cooktop, electric oven and dishwasher
- Heating and cooling

Walking distance to Tormore Reserve and only minutes to Boronia Junction shops, Boronia Train Station, Boronia College, Boronia West

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.

2  2  1 

**FOR SALE**

Please Call

**AGENTS**

Julien Karolos  
0417 332 442  
jkarolos.boronia@ljhooker.com.au

Trish Nelson  
0447 214 391  
tnelson.boronia@ljhooker.com.au

**AGENCY**

LJ Hooker Boronia  
(03) 9762 1022

 **LJ Hooker**

Primary, Dandenong Ranges National Park and within easy reach of Eastlink and Knox Shopping Centre. You name it, this property has it!

## MORE DETAILS

Property ID SR3FBK  
Property Type Townhouse

### Julien Karolos 0417 332 442

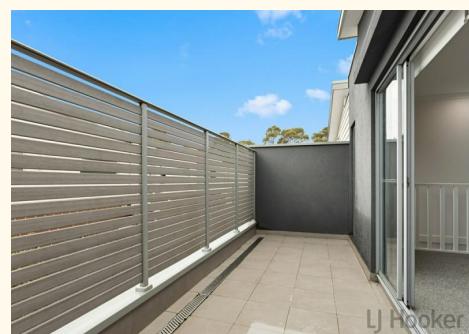
Director - O.I.E.C | [jkarolos.boronia@ljhooker.com.au](mailto:jkarolos.boronia@ljhooker.com.au)

### Trish Nelson 0447 214 391

Personal Assistant to Julien Karolos - BSO |  
[tnelson.boronia@ljhooker.com.au](mailto:tnelson.boronia@ljhooker.com.au)

### LJ Hooker Boronia (03) 9762 1022

2/94 Boronia Road, BORONIA VIC 3155  
[boronia.ljhooker.com.au](http://boronia.ljhooker.com.au) | [boronia@ljhooker.com.au](mailto:boronia@ljhooker.com.au)



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.



**5/12 Park Crescent Boronia VIC**

**Disclaimer:** Please note this floor plan is for illustrative and marketing purposes and is to be used as a guide only. Measurements are approximate and should be confirmed on site. Unless otherwise stated all measurements are in metres and/or square metres.

