



7/203 Boronia Road, Boronia

## Soaked in Natural Light, Steps from Everything

This well-presented, near new 3 bedroom townhouse offers spacious open-plan living downstairs, anchored by a full kitchen complete with gas cooking, electric oven, dishwasher and an uncommonly generous amount of bench space, perfect for meal preparation while staying connected with family and guests. The living area looks out to a fully fenced, private front courtyard, an ideal space to soak up the sun, for children to play or pets to roam freely.

Downstairs also includes a laundry, powder room and internal access from a single remote-controlled garage for everyday convenience.

Upstairs is where this home truly shines. Bedrooms one and two are impressively sized compared to typical townhouse living, both featuring built-in robes and lovely outlooks toward the Dandenong Ranges. The third bedroom includes a versatile nook, ideal for storage or a compact study space. High ceilings throughout enhance the sense of space and light across all bedrooms.

Comfort is well covered with split system heating and cooling in every room, a dishwasher in the kitchen, a garden shed at the rear and all the practical features buyers look for.

3  2  1 

### FOR SALE

Please Call

### AGENTS

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

Rad Doslov  
0450 885 798  
rdoslov.boronia@ljhooker.com.au

### AGENCY

LJ Hooker Boronia  
(03) 9762 1022

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Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

All of this is positioned within an easy walk (under 1km) to Boronia Central shops and Boronia Train Station, with Tormore Reserve close by—offering walking trails, playgrounds and local sporting facilities.

Adding to the long-term appeal is the highly anticipated Boronia Renewal Project, set to transform the heart of Boronia into a vibrant, modern activity hub. With upgraded infrastructure, enhanced public spaces, new community facilities and improved connectivity, this exciting project promises strong lifestyle benefits and future growth potential for both owner-occupiers and investors alike.

## MORE DETAILS

Property ID	SXHFBK
Property Type	Townhouse
Land Area	125 m2
Including	Ensuite
	Air Conditioning
	Courtyard
	Dishwasher
	Built-in-Robes
	Fully Fenced
	Remote Garage

### Julien Karolos 0417 332 442

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

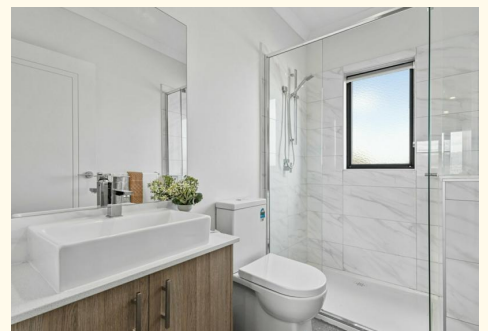
### Rad Doslov 0450 885 798

Sales and Marketing Specialist | [rdoslov.boronia@ljhooker.com.au](mailto:rdoslov.boronia@ljhooker.com.au)

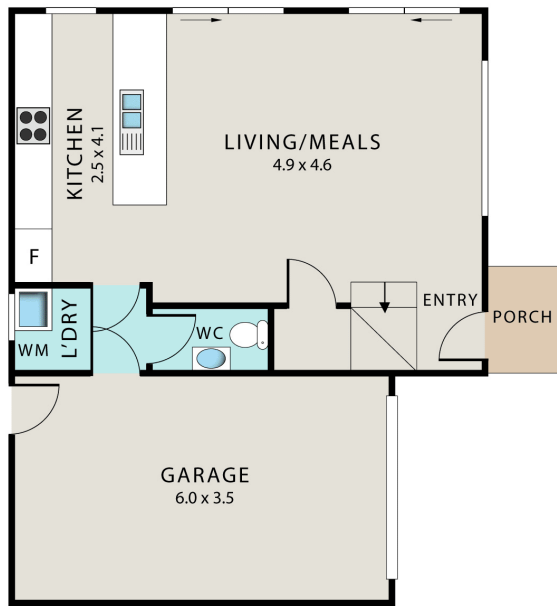
### LJ Hooker Boronia (03) 9762 1022

2/94 Boronia Road, BORONIA VIC 3155

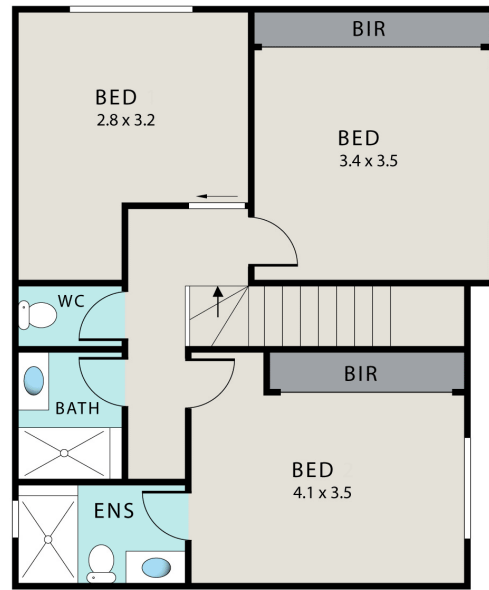
[boronia.ljhooker.com.au](http://boronia.ljhooker.com.au) | [boronia@ljhooker.com.au](mailto:boronia@ljhooker.com.au)



7/203 Boronia Road, Boronia



LOWER LEVEL



UPPER LEVEL

