

## Hallam, 38 Eleanore Crescent

Stunning Split-Level Gem in Hallam: Ideal Family Home or Investment Opportunity

Nestled in the highly sought-after heart of Hallam, this rare gem is a golden opportunity for first-time homebuyers, savvy investors, developers, and anyone dreaming of a perfect abode. The enchanting home sits proudly on a generous 531m<sup>2</sup> lot, offering ample space and unparalleled convenience.

Just two minutes from Fountain Gate Shopping Centre, the property offers close proximity to bus services, parks, and sporting facilities. Hallam Station, Bunnings, and major roadways like Princes Highway, South Gippsland Highway, and Monash Freeway are all easily accessible.

This luxurious four-bedroom split-level residence offers space and convenience for the whole family. The grand entrance leads to an elegant formal lounge. The upper level has three robed bedrooms, including a master suite with a private ensuite. The second and



**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.



**For Sale**  
\$850,000 - \$900,000

**View**  
[ljhooker.com.au/7QJHWR](http://ljhooker.com.au/7QJHWR)

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**LJ Hooker Dandenong City**  
**(03) 9877 9750**

third bedrooms are near a large family bathroom with a shower, spa, and double vanity.

The lower level features a spacious master bedroom with a walk-in robe and full ensuite. The central kitchen has ample storage, a large fridge cavity, and top-quality appliances, flowing into a cozy meals zone and relaxed family area. This opens onto a large outdoor entertaining space. The backyard provides access to a playground, basketball court, and Hallam train station. This level also includes a well-equipped laundry and garden shed.

For those who love to entertain, the basement boasts a spacious entertainment or sports room with a separate toilet and direct access to the garage, making it ideal for hosting gatherings or enjoying leisurely activities.

#### Key Features:

- Modern family split-level residence in a tranquil yet highly accessible location
- Four comfortable spacious bedrooms with built-in robes or Walk-in robes.
- Three bathrooms plus a spa
- Open-plan kitchen
- Multiple living areas
- Impressive outdoor area for social gatherings
- Generously sized Laundry room
- Garden shed
- Security alarms
- Double Garage with internal access
- Close proximity to schools, shops, parks, public transport, and major roads

With features like ducted heating, refrigerated cooling, a security alarm, and electric roller shutters, this home is a perfect retreat for discerning buyers or investors. Seize the opportunity to make it yours and start a beautiful new chapter.

PHOTO ID REQUIRED AT OPEN HOMES.

Every care has been taken to verify the accuracy of the details in this advertisement, however, we cannot guarantee its correctness.

## More About this Property

<b>Property ID</b>	7QJHWR
<b>Property Type</b>	House
<b>Land Area</b>	531 m <sup>2</sup>

### Rohullah Paykari 0423 649 553

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Sales Specialist | hadi.dandenong@ljhooker.com.au

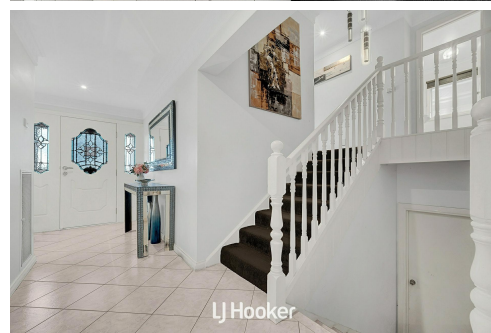
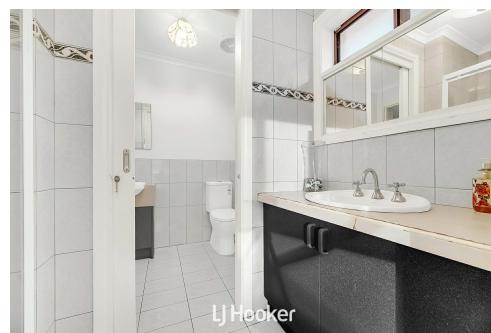
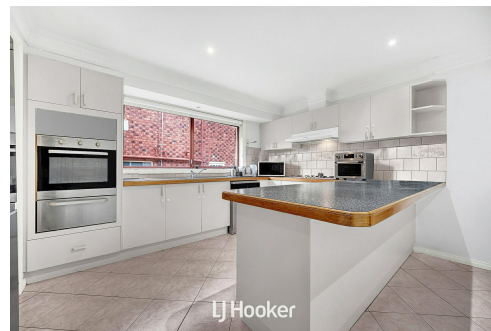
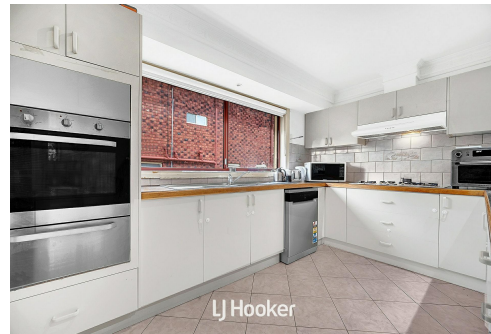
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## First Floor

### Ground Floor



(Not in Position)



### Second Floor



(Not in Position)



# 38 Eleanore Cres, Hallam

\* Dimensions are approximate and for illustrative purposes only

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