

Sanctuary Lakes, 39/1 Greg Norman Drive

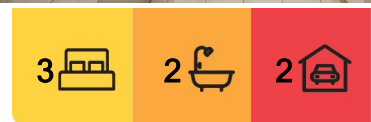
Exclusive Townhouse Overlooking the Golf Course

The Property

Welcome to 39/1 Greg Norman Drive, Sanctuary Lakes. Nestled within the highly desirable Sanctuary Lakes estate, this beautifully designed double-storey townhouse offers the ultimate in comfort, convenience, and contemporary living. Just moments from the renowned golf course, local transport, and esteemed schools, this low-maintenance home features three spacious bedrooms, two bathrooms, and a double car garage. Perfect for families, downsizers, or savvy investors, with easy access to nearby shopping precincts, this property presents an exceptional opportunity to secure a premium lifestyle in one of Melbourne's most sought-after locations.

The Point of Difference

- The upper-level features three generously sized bedrooms, two with built-in robes for ample storage. The master suite offers a private retreat, complete with a luxurious ensuite and a balcony with stunning views of the surrounding greenery, offering a serene space for



For Sale
\$580,000 - \$620,000

View
ljhooker.com.au/2G4JHGH

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unwinding and enjoying the panoramic views of the golf course.

- The impeccably designed kitchen showcases premium appliances, spacious benchtops, and ample cabinetry for additional storage space.
- The open plan living and dining area flows effortlessly, creating an ideal setting for family living and entertaining.
- Embrace the ease of low maintenance living with a front and backyard that require minimal upkeep, enhanced by an undercover patio, offering an ideal outdoor space to enjoy.
- High-end finishes and fittings are showcased throughout the home, with meticulous attention to detail that enhances its modern aesthetic and overall appeal.
- Additional highlights include a separate laundry, downlights throughout, split system air conditioning, a downstairs powder room and a double car garage with internal access.

The Point of Interest

This remarkable townhouse presents an unparalleled lifestyle opportunity within the highly sought-after Sanctuary Lakes community. Residents enjoy peace of mind with estate security monitoring, complemented by scenic walking tracks and tranquil wetlands nearby. Just a short drive away, the waterfront Village Centre offers an array of shopping, dining, and essential services, while the Sanctuary Lakes Shopping Centre provides even more retail options. For those with an active lifestyle, optional membership to the exclusive golf course and Resort Club grants access to a clubhouse, gym, tennis courts, and swimming pool, further enhancing the luxurious living experience.

Note. All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent. Any school zoning stated based is on www.findmyschool.vic.gov.au as of 27/02/25.

More About this Property

Property ID	2G4JHGH
Property Type	Townhouse

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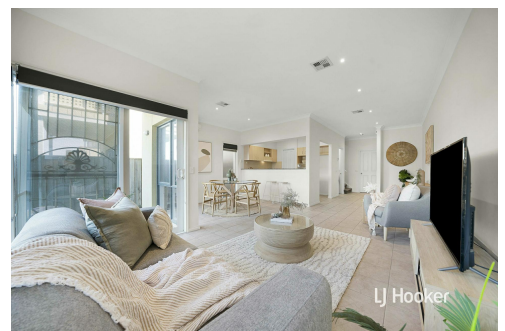
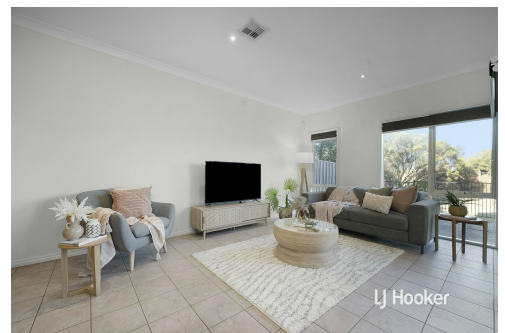
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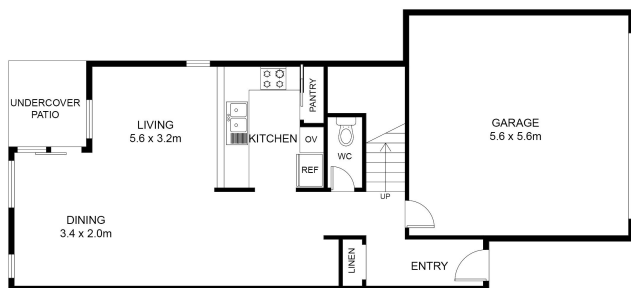
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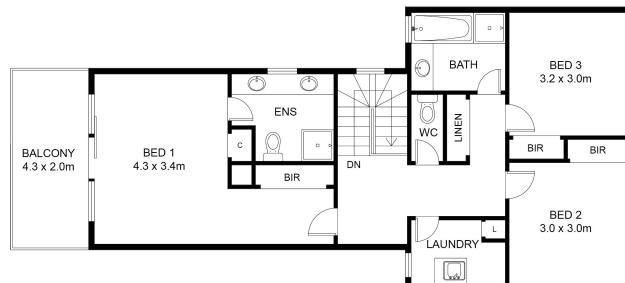


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GROUND FLOOR



FIRST FLOOR

This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only. Boxbrownie.com gives no guarantee, warranty or representation as to the accuracy and layout. All enquiries must be directed to the agent, vendor or party representing this floor plan.



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