

1017 Edgars Road, Wollert

## Refined Townhouse Living in Coveted Locale

### The Property

Welcome to 1017 Edgars Road, Wollert. Open the door to a life of contemporary luxury with this delightfully presented townhouse featuring quality finishes, a sunbathed atmosphere, and tranquil lifestyle perfect for investors, first home buyers, small families, and downsizers. Two downstairs bedrooms are serviced by open plan perfection on the upper level with seamless flow between kitchen, dining, lounge, and balcony. Located within a sought-after neighbourhood offering the height of convenience and sophisticated modern living with nearby shopping centres, schools, parks, public transport, and dining/entertainment hubs.

### The Point of Difference

- Bathed in natural light, the spacious, fully tiled, open plan living/dining/kitchen area extends to a private balcony, offering the perfect spot for entertaining or unwinding in peace.
- The polished kitchen is well-equipped with quality cabinetry, stainless steel appliances, ample storage including a generous pantry, and plenty of bench space for food preparation and cooking.
- Each of the two bedrooms enjoys its own sparkling ensuite,

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### FOR SALE

\$465,000 - \$495,000

### AGENTS

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### AGENCY

LJ Hooker Point Cook

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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.



designed for privacy and convenience. The main suite includes a spacious walk-in robe, while the second bedroom offers a built-in robe, perfect for modern living.

- Immaculately landscaped front gardens feature a secure gate offering privacy while a statement facade adds striking street appeal and an inviting entrance.
- Additional highlights within this 113sqm (approx.) block include a single secure undercover carport, separate internal laundry, split-system air conditioning, ducted heating, upstairs powder room to service the main living areas, and downlights throughout.

#### The Point of Interest

Residents can expect an exceptional lifestyle from this stunning townhouse nestled in the heart of Aurora Estate. A short stroll brings you to Aurora Village Shopping Centre, where cafes, gourmet dining, supermarkets, and essential services await. The home is surrounded by beautifully maintained parklands, sporting fields, and scenic reserves including Kobe Park, Edgars Creek Oval, Werribee Park, and Edgars Creek Reserve providing endless opportunities to enjoy the outdoors. The property is zoned for Harvest Home Primary School, Edgars Creek Secondary College, and other impressive schools, as well as nearby quality childcare centres. Boasting effortless access to public transport and a welcoming, vibrant community, this home offers an unrivalled lifestyle where convenience meets refined living.

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](http://www.findmyschool.vic.gov.au) as of 29/10/25.

#### MORE DETAILS

Property ID	2HFTHGH
Property Type	Townhouse
Land Area	115 m2

#### Mac Naidoo 0452 516 565

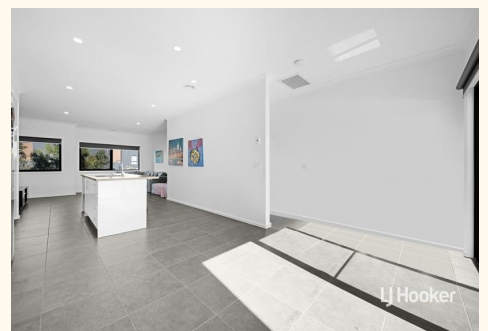
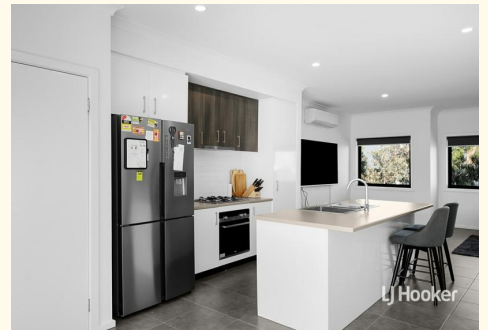
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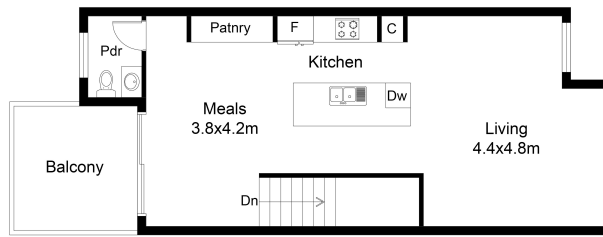
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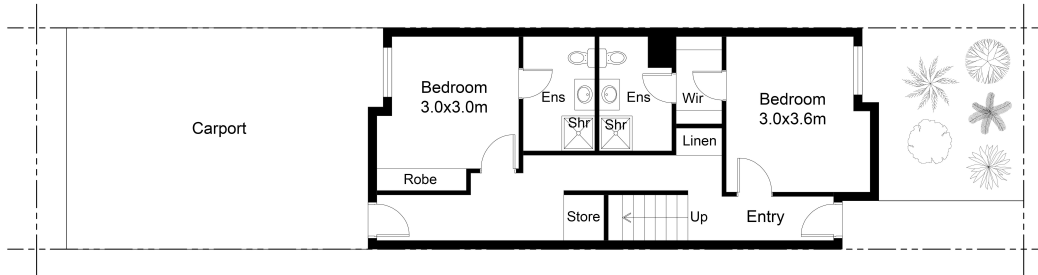
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UPPER FLOOR PLAN



GROUND FLOOR ON SITE PLAN

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.

