




MARSHALLWHITE

1/136 Yarrbat Avenue
Balwyn



Elegance and Exclusivity

In an exclusive boutique enclave near Balwyn Village, Whitehorse Rd trams and schools, this stunning single level residence immediately impresses with its refined elegance, generous proportions, light-filled allure and low maintenance practicality. Set within a leafy private garden, the entrance hall flows through to generous living room, gourmet kitchen and a light-filled dining room opening to the north-facing courtyard. The main bedroom with walk in robe and ensuite is matched by a second double bedroom with built in robe and bathroom. Includes an alarm, powder-room, Euro-laundry and internally accessed double garage.

1-136yarrbatavenue-balwyn.com

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Auction Saturday 24th June at 1.30pm

Ross Stryker 0401 318 772

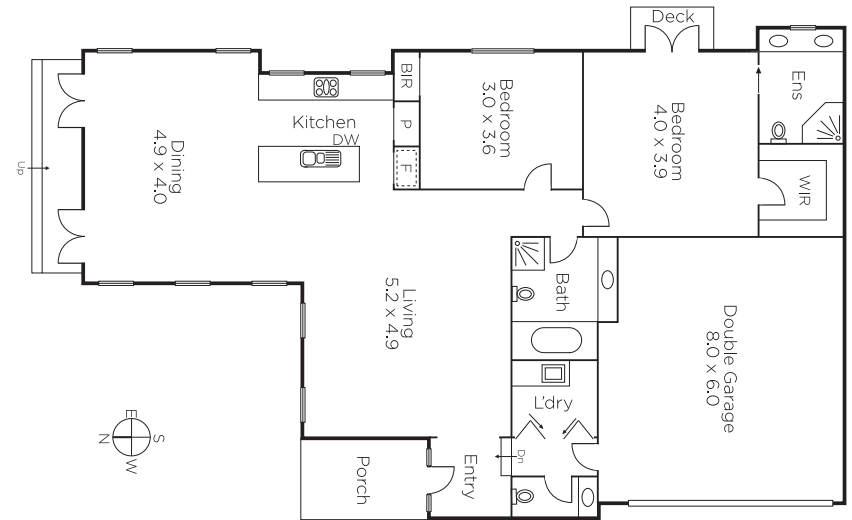
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