

# 12 Crosbie Road, Murrumbeena

Townhouse Starting from: \$1,548,000 Bed: 3 - 4 Bath: 2.5 Car: 2

- ✓ McKinnon Secondary College school zone
- ✓ Murrumbeena train station
- ✓ Chadstone Shopping Centre
- ✓ Duncan Mackinnon Reserve

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## 12 Crosbie Road, Murrumbeena

Nestled in a tranquil street, these townhouses offers an ideal blend of modern comfort and classic elegance. With its prime location including the highly regarded McKinnon Secondary College school zone, scenic Duncan Mackinnon Reserve, Murrumbeena train station, and Chadstone shopping centre, this property presents an excellent opportunity for families, couples, or investors looking to secure their place in this thriving neighborhood.

Spacious living areas perfect for entertaining, while the low-maintenance backyard provides a private oasis for relaxation and outdoor enjoyment. Well-appointed kitchen with full Bosch Appliances include gas cooktop, undermounted rangehood, electrical oven and dishwasher. The thickened stone island paired with matt oak cabinets, outlines an exquisite lifestyle.

Generously sized bedrooms at upstairs and the master bedroom includes both WIR and Ensuite.

The updated bathroom features contemporary fixtures and fittings, with floor to ceiling sand tiles, free-standing bathtub, clear glass shower screens and matt ...



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## 12 Crosbie Road, Murrumbeena

Address: 12 Crosbie Road, Murrumbeena, VIC 3163

Expected Completion: Q1 2024

Project Size: 3 units

Type: **Townhouse**

Project Status: **Off-the-plan**



More Renders

All pictures shown are for illustration purpose only. Floorplans are not meant to be scaled. Availability, AUD or CNY pr (bases on BOC exchange rate) displayed is correct at the time this poster was prepared. No financial or legal advice provided.

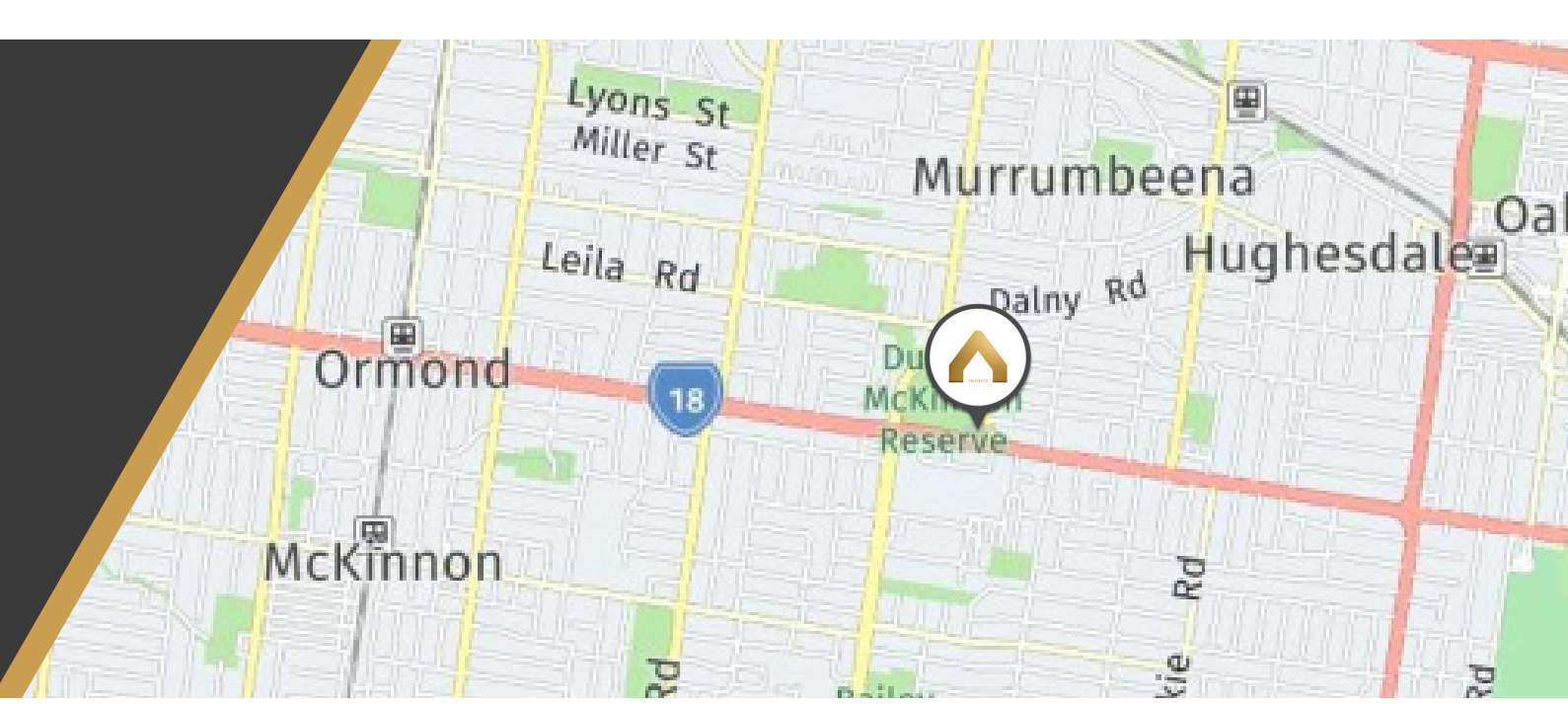
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Suburb: Murrumbeena

Location: Melbourne



## Educations

<b>Sacred Heart Parish School</b>	1.37 KM
Primary School Non-government TOP 6% ICSEA 1165	
<b>Hughesdale Primary School</b>	0.91 KM
Primary School Government TOP 10% ICSEA 1133	
<b>Oakleigh Grammar</b>	0.98 KM
Primary School Non-government TOP 13% ICSEA 1073	
<b>Sacred Heart Girls' College</b>	1.26 KM
Secondary School Non-government TOP 13% ICSEA 1096	
<b>St Patrick's School</b>	0.68 KM
Primary School Non-government TOP 17% ICSEA 1139	

## Transportations

<b>Duncan MacKinnon Reserve/Crosbie Rd (Murrumbeena)</b>	0.1 KM
<b>Dalny Rd/Murrumbeena Rd (Murrumbeena)</b>	0.28 KM
<b>Crosbie Rd/North Rd (Murrumbeena)</b>	0.29 KM
<b>St Patricks Primary School/Murrumbeena Rd (Murrumbeena)</b>	0.3 KM
<b>Cobar St/North Rd (Bentleigh East)</b>	0.33 KM

## Amenties

<b>Sweet AS</b>	0.33 KM
<b>Dance101</b>	0.35 KM
<b>Murrumbeena Cellars</b>	0.36 KM
<b>IGA</b>	0.36 KM
<b>ALDI</b>	0.37 KM
<b>Euros Souvlaki</b>	0.37 KM
<b>Leovorno</b>	0.38 KM
<b>Blue Sea Fish &amp; Chips Take Away</b>	0.39 KM

## Murrumbeena demographics

<b>Population</b>	32,810	36	
Murrumbeena Total		Median Age	
<b>Famliy</b>	8,606	0.5	
Murrumbeena Total		Average Children	
<b>People</b>	42.4%	43.8%	
Murrumbeena Married		Never Married	
<b>Laguage</b>	6.4% (2092)	4% (1315)	2.8% (931)
Murrumbeena Mandarin		Greek	Russian

## Murrumbeena Housing Statistics

<b>Type</b>	3,771	5,793	4,203
Murrumbeena Own Outright		Rented	With Loans
<b>Vehicle</b>	6,967	4,064	1,176
Murrumbeena Only 1		2 Cars	3 Cars or more
<b>Occupation</b>	88.7%	11.3%	
Murrumbeena Occupied		Unoccupied	

## Murrumbeena Culture

<b>English</b>	23.7% (7783)
<b>Australian</b>	20.8% (6833)
<b>Chinese</b>	11.3% (3710)
<b>Irish</b>	9.5% (3131)
<b>Indian</b>	9% (2940)



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More Amenities



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Featured Units	Lot/Unit	Type	Price	Size	Aspect	Status
	Unit 1	Bed: 4 Bath: 2.5 Car: 2	\$1,799,000	Internal: 220sqm		Available
	Unit 2	Bed: 3 Bath: 2.5 Car: 2	\$1,548,000	Internal: 192sqm		Available
	Unit 3	Bed: 3 Bath: 2.5 Car: 2	\$1,650,000	Internal: 184sqm		Available



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More Floorplans

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