



12B Carinya Road BENTLEIGH EAST VIC 3165

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\$1,225

Date available: Now

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BRAND NEW LUXURY HOME IN OUTSTANDING LOCATION

Experience the perfect combination of contemporary design, abundant space, and energy-efficient living in this brand-new, architecturally designed four-bedroom residence. Boasting a 6-star energy rating and thoughtfully crafted with premium finishes throughout, this home offers an exceptional lifestyle in one of Bentleigh East's most sought-after locations. Designed to maximise natural light and provide effortless family living, every detail has been carefully considered to provide comfort, style, and practicality. Located a short walk to quality schools, retail, public transport, and parklands.

Ground Floor Features:

- Dedicated study, ideal for the home student or work from home solution
- Formal lounge area with abundant natural light
- Expansive open plan living and dining area flowing seamlessly to the outdoor entertaining space
- Contemporary kitchen featuring marble look stone benchtops, quality SMEG appliances including 900mm oven and gas cooktop, oversized island bench, and large walk-in pantry
- Convenient guest powder room
- Well-appointed laundry with ample storage and side of property access
- Alfresco deck, perfect for entertaining family and friends year round
- Landscaped, low-maintenance yard and gardens

- Remote single garage with internal property access, plus additional driveway parking for one vehicle

First Floor Features:

- Third living space, creating the ideal adults or children's retreat
- Spacious master retreat with a wall of built-in storage and full ensuite bathroom
- Master ensuite complete with floor-to-ceiling tiles, double vanity, oversized walk-in shower, and toilet
- Three generous bedrooms, all with built-in robes and individual zoned heating and cooling
- Stylish central bathroom with separate bathtub, shower, toilet, and vanity

Premium Inclusions:

- 6-star energy efficiency
- High-quality fixtures and fittings throughout
- Quality SMEG kitchen appliances
- Engineered hybrid timber flooring to ground level
- Custom cabinetry to the living area
- Abundant storage throughout
- Heating and cooling throughout for year-round comfort
- Abundant living space with three separate indoor living areas plus an outdoor patio
- Two large water tanks connected to toilets for improved water efficiency
- Video intercom entry
- Irrigation system with manual timer
- Beautifully landscaped front and rear gardens

We make it easy for you to arrange and attend an inspection with Metropole.

Simply register for one of our advertised property inspections or submit a request for another time that suits you better.

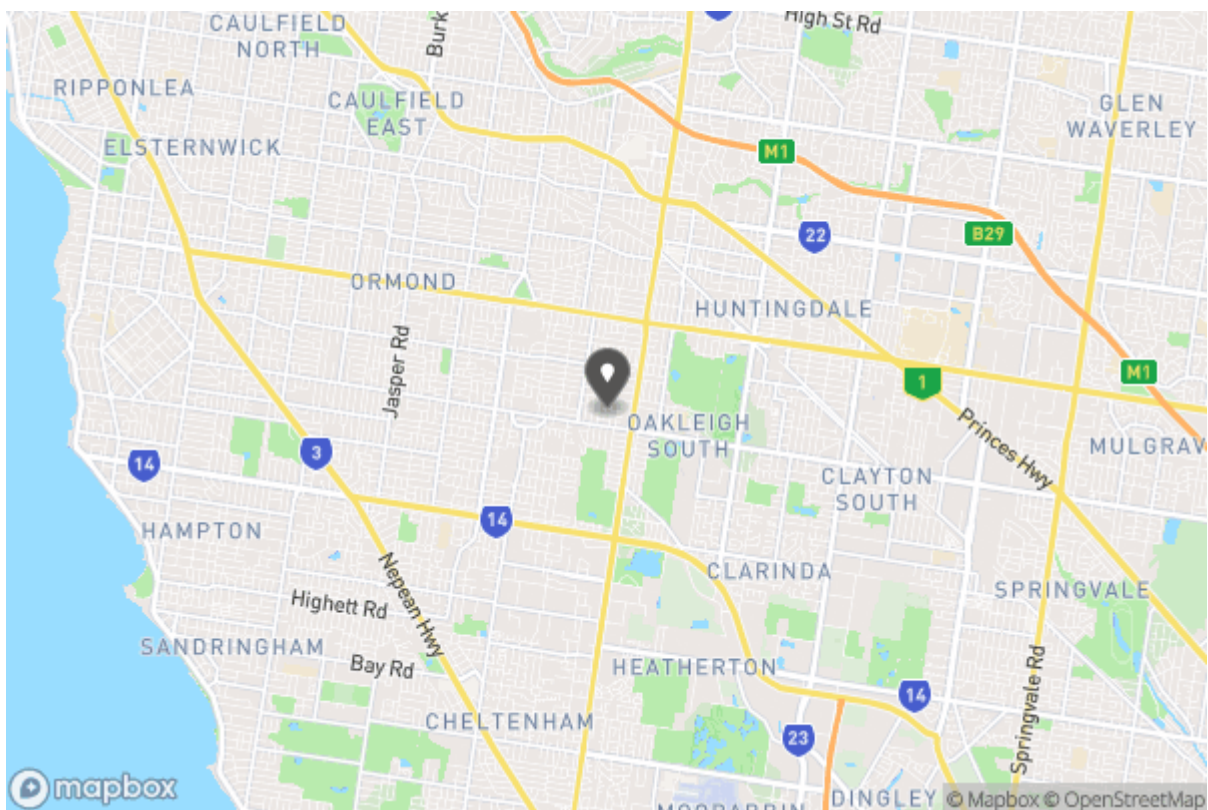
Please ensure that you register your interest so we can make sure that you are kept up to date with any changes or cancellations.

Gallery





Location Map



Floor Plans

 **metropole**
wealth through property

12b Carinya Road, Bentleigh East



Whilst every attempt has been made to ensure the accuracy of this floorplan/sketch, measurements of doors, windows, rooms and any other items are approximate only. The producer or agent cannot be held responsible for any errors, omissions or misstatements. This plan is for illustrative purposes only and should be used as such.



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With our agency, you can book Property Inspections 24/7 on your computer, tablet or smartphone. When you do, you will receive an immediate response confirming your booking via email and SMS. Should the property be leased, the inspection time changed or cancelled for any reason, you will be informed the second it happens keeping you up to date.

You can also change or cancel your booking at any time if you no longer wish to attend or the times are no longer suitable. As part of your booking, we will send you reminders of the inspection as well as directions to the property to make the process of inspecting the property seamless.

Finally, should you wish to apply for the property, all of the relevant information including PDF or online applications details will be provided so you can apply as quickly as possible.

Tenancy Application

A copy of the General Tenancy Agreement for this property, including all special conditions is available via the following link:

[Apply Online](#)

<https://2apply.com.au/Property?agentID=metropolemelbourne&uniqueID=IRE6208944>