



**40 Clifton Street Aberfeldie VIC**

4  3  2 

With its adaptable three-level floorplan, impressive architectural elements and first-class features throughout, this modern 4BR home delivers a lifestyle of executive perfection - all in an exclusive Aberfeldie neighbourhood, moments from the majestic Maribyrnong River. Bold and beautiful, the home's meticulously-detailed interior showcases an extra-large master bedroom with WIR and deluxe ensuite, as well as two further bedrooms and home office/4BR (all with BIRs), two additional bathrooms and guest powder room (fourth WC). The home's family credentials are further underlined by a study alcove with integrated workstation and light-filled lounge flowing through to the open-plan living/dining area accompanied by a superb stone-bench kitchen with island breakfast bar, soft-close cabinetry, walk-in pantry and finest European appliances. Other luxuries include ducted heating and refrigerated cooling, ducted vacuum, custom cabinetry,

**View** : <https://www.alexkarbon.com.au/sale/vic/north/aberfeldie/residential/house/6663896>



**Charles Bongiovanni**  
03 9326 8883



**Rebecca Smith**  
03 9326 8883



This plan is a sketch for illustration only  
 All measurements are internal & approximate  
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