



**7/11 Newhall Avenue Moonee Ponds VIC**

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This property is the perfect choice with its abundance of natural light, and quiet street locale that's enviably convenient. Elevated and positioned in a boutique block, you will find two well-proportioned bedrooms, both with built-in wardrobes plus a 3rd room which is perfect as a study. Add to this a spacious living and dining area complemented by a separate kitchen complete with pantry and feature tiled splashback. Further there is brand new carpet throughout the dining & living areas. Positioned to perfection; walking distance to Moonee Ponds Station, Puckle Street cafes and restaurants, boutique shops and major supermarkets, while only being a stone throw away from the Maribyrnong River trails, parklands and the area's most popular and well known schools. Move straight in and don't miss out!

**View :** <https://www.alexkarbon.com.au/lease/vic/north/moonee-ponds/residential/apartment/7014265>



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## 7/11 Newhall Ave, Moonee Ponds

**Total House Area : (approx) 74 sqm**

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