



47 Derrimut Street Albion



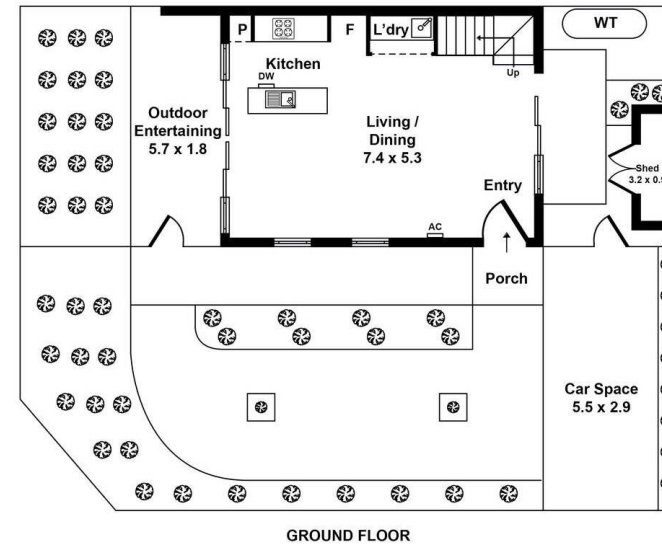
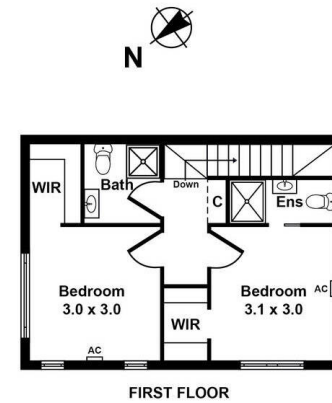
Refined, sophisticated and with ZERO electricity bills, this luxurious home proudly boasts the ultimate in energy efficiencies achieving a vision for ZERO environmental impact while producing twice the power it consumes. Zero Living delivers an inner urban sanctuary with solar power and TESLA battery for 24/7 energy with a plethora of energy smarts that maintain cosy winters and cool summers. There's electric car (EV) off-street parking and charging station, open living and alfresco garden entertaining with two gorgeous bedrooms fitted WIR's and bespoke ensuites. Enjoy 8 Star energy ratings, first-class kitchen, clever spaces for studying, laundry and storage with elevated ceilings, oak flooring, fans and intoxicating sensational serenity. Walk to Selwyn Park, playground, outdoor gym and sporting clubs, cafés, Sunshine Shopping Centre, cinemas, kindergarten, schools, Albion Train, buses and major arterial roads.

**Private Sale**

**Contact**

Matthew John 0434 054 363  
matthewj@buxton.com.au

Peter Skourtis 0402 213 414  
pskourtis@buxton.com.au



**Total Internal Area: 87sqm (approx.)**

Whilst every attempt has been made to ensure the accuracy of this floorplan, measurements of doors, windows, rooms and any other items are approximates 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.



We have obtained all information in this document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.

