

# 8 McCarron Parade, Essendon, Vic 3040

## House For Sale

Tuesday, 30 April 2024

8 McCarron Parade, Essendon, Vic 3040

Bedrooms: 2

Bathrooms: 1

Parkings: 3

Area: 669 m2

Type: House



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**\$1,520,000 - \$1,620,000**

This centrally located Californian Bungalow is situated along a quiet, leafy streetscape in one of the area's most exclusive pockets. The charming original façade prefaces a comfortable home on an approx. 669m<sup>2</sup> lot, with an 18m approx. frontage, ample scope to transform in your own style. Stunning honey hued polished floors define the wide entry with two generous bedrooms, each providing BIR's, and bathroom with separate tub and shower. The lounge (air-conditioner) wraps around to an elegant dining room with period fireplace, and adjoining, light filled kitchen (electric oven/cooktop, dishwasher). Step down to a laundry, toilet, and storeroom or handy home office. Outside, a generous back yard contains shed/workshop, bungalow/rumpus and tool shed, while a carport and driveway provide off street parking for two cars. Eminently comfortable as is, with cosy hydronic heating throughout, the beauty of Californian Bungalow floor plan is the ease with which they can be revamped to meet contemporary lifestyle expectations. This marvellous lifestyle opportunity will reward with proximity to quality schools, cafes, shops, public transport, parkland and Citylink access. • Californian Bungalow on 669m<sup>2</sup> (approx.) lot • Charming period features, spacious rooms • Potential to refurbish, renovate or rebuild (STCA) • Hydronic heating, cooling, polished timber floors • Close to schools, parks, transport, cafes, shops