

**104-106 Kilgour Street, Geelong, Vic 3220**

**McGrath**

**Sold House**

Thursday, 12 October 2023

104-106 Kilgour Street, Geelong, Vic 3220

**Bedrooms: 3**

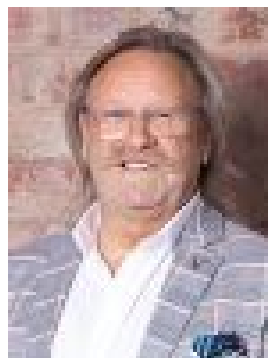
**Bathrooms: 2**

**Parkings: 1**

**Type: House**



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## Contact agent

This historic residence presents a charming facade and superb street appeal right from the moment you step inside the white picket fence. Oozing style and character after a flawless renovation, the interiors boast original period features with soaring ceilings, American Oak timber floors and clever window placements that beautifully capture natural light and garden views from every aspect throughout. The heart of the home lies in the open-plan living/kitchen/dining zone that seamlessly extends onto the alfresco deck via bi-fold stacker doors that wrap around. You will love hosting evening drinks or weekend BBQs here with friends and family. The stunning kitchen is beautifully equipped with stone benchtops, a walk-in pantry and a large bench serving as a functional breakfast bar. Bespoke wine storage under the stairs is truly a highlight. Upstairs, the master bedroom is accessed via an open walkway and creates a private parents retreat. It features a stylish ensuite with floor-to-ceiling tiles, stone benchtops and a large walk-in robe. Two further bedrooms downstairs contain built-in robes and share access to the main bathroom. Superbly located in a central pocket of Geelong, the CBD, GMHBA Stadium and the Waterfront precinct are right at your fingertips. Grab your morning coffee or weekend brunch from the nearby Untitled cafe or Kilgour Street Grocer. Geelong South Primary School is just around the corner, while a selection of Geelong's finest schools are a short drive away. A five-minute walk to South Geelong Train Station and easy access to the freeway will suit Melbourne commuters. - Interiors exhibit quality fixtures and fittings throughout- Polished concrete floors are showcased through the new build- Living area is ideal for relaxing by the Morso wood fire- Kitchen with Smeg oven and cooktop, Siemens dishwasher- Main bathroom has freestanding bathtub and features a barn door- Ground floor powder room and separate laundry- Beautifully landscaped low-maintenance gardens- Hydronic heating throughout the home and alarm system- Remote single garage accessed via Little Kilgour Street