

**10B Gardenvale Road, Caulfield South, Vic 3162**

**Meridian**

**Townhouse For Sale**

Wednesday, 28 February 2024

10B Gardenvale Road, Caulfield South, Vic 3162

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Area: 339 m2**

**Type: Townhouse**



Phillip Georgiou

**\$1,650,000 - \$1,800,000**

Embarking on a journey of elegance and architectural brilliance, this extraordinary townhouse unfolds as a masterpiece of design and unparalleled quality. With four bedrooms and three bathrooms, it stands as a rare beacon of luxury, defying the ordinary and setting a new standard for sophisticated living. Beyond the captivating brickwork arch, the elegant oak parquet leads to expansive open-plan living, and a kitchen appointed with stone benches and state-of-the-art appliances. Flawless communication with the north-facing outdoor terrace beautifully frames the sundrenched mature garden beyond; perfect for year-round gatherings and moments of tranquil repose. On the ground floor, versatility takes centre stage with a room that can serve as an accessible downstairs bedroom complete with walk-in robe, second living area, or home office. An expansive bathroom, statement staircase and a spacious laundry, offering direct access to the practical outdoor utility area, further enhances this home's perfect blend of functionality and form. Ascending the floating staircase, the main bedroom suite unfolds as a haven of relaxation, with raked ceilings, walk-in robe and ensuite: a private retreat complex that inspires calm. Two additional large bedrooms with built-in robes share access to a luxurious family bathroom, while a generous west-facing balcony and dedicated study space completes the upper story. Offering luxury finishes and enviable storage throughout, this six star rated home features solar passive qualities, double-glazing, solar hot water, 4-zone ducted heating/cooling and high ceilings. Enhanced security measures including alarm system, hardwired CCTV points, video intercom, and automated lock-up garage provide peace of mind within this sanctuary of sophistication. Located in the coveted Gardenvale Primary School zone and a mere stroll from the vibrant café culture of Martin Street, Hawthorn Road's eateries, and the serene landscapes of Landcox and Princes Parks, with bayside beaches within easy reach, this property not only offers an exceptional home but a lifestyle of unparalleled convenience and charm. 10B Gardenvale Road is more than a residence; it's a narrative of inspired living, meticulously crafted to a standard beyond compare.