

**118 Cole Street, Brighton, Vic 3186**

**buxton**

**Sold House**

Thursday, 26 October 2023

118 Cole Street, Brighton, Vic 3186

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 1**

**Type: House**



Chris Hassall  
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**\$2,630,000**

Beyond an enchanting Federation façade and the advantage of a corner allotment with access off May Street, this 4 bedroom, 2 bathroom period gem is ripe and ready for a new lease of life. Timber floors and high ceilings add timeless allure to character-filled interiors, with an inviting lounge retaining era beauty including decorative ceiling rose and leadlight windows, complementing an original kitchen, family/meals area, ducted heating and deep rear garden. Enthusiastic renovators may rise to the challenge and restore to its former glory with a contemporary makeover and extend to the rear, creating a luxurious residential statement with a prestigious address (STCA). Desirably positioned in a highly coveted location, a short walk to Gardenvale Train Station, parklands, Martin Street's vibrant dining and boutique shopping village, and a minutes' drive to iconic Brighton Beach, Church Street, Ormond Road and Glenhuntly Street shopping precincts. ALL ENQUIRIES MUST INCLUDE A CONTACT NUMBER. For more information, contact Chris Hassall at Buxton Bentleigh on 0412 898 990 or the Buxton Office on 9563 9933. '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 investigation.'