

**12/31 Garfield Street, Cheltenham, Vic 3192**



**Apartment For Sale**

Thursday, 29 February 2024

12/31 Garfield Street, Cheltenham, Vic 3192

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



Nick Jones  
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**\$570,000 - \$595,000**

Moments from Cheltenham's shopping mecca, Westfield Southland, and an easy stroll from vibrant Charman Road Village, this two-bedroom, two-bathroom north-facing apartment offers the ideal blend of style, functionality, and urban convenience. Situated on the first floor, this sun-soaked sanctuary greets you with a flood of natural light and wide engineered oak flooring, revealing a space of lightness and vitality. Bright and breezy, the spacious open-plan living and dining area seamlessly integrates with a sleek kitchen featuring stone benchtops and Stainless Steel appliances, whilst the sunny balcony invites you to unwind and entertain with ease. The main bedroom comes with a stylish ensuite, generous walk in robe and additional BIR; the second bedroom also features robes and has adaptability as a home office, and the central bathroom echoes the home's calming neutral tones. Showcasing quality finishes, it's further enhanced with reverse cycle air conditioning, a European laundry, storage cage, and secure undercover parking, complemented by lift access and secure video intercom entry. Located a heartbeat from Westfield Southland and within a short walk of Southland and Cheltenham stations, Charman Road's restaurants and cafes beckon, Cheltenham Park is ideal for dog owners, delivering an attractive lifestyle and appealing community connection.