

12 Columba Street, Balwyn North, Vic 3104



Sold House

Thursday, 25 January 2024

12 Columba Street, Balwyn North, Vic 3104

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 696 m2

Type: House



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Contact agent

Nestled in a highly sought-after pocket, this immaculate four-bedroom residence on 696 sq m approx presents a rare opportunity for families looking to secure a foothold in a prime position. Delight in endless possibilities to renovate, knock down and build your dream home (STCA) or rent out while you make plans for a new development (STCA). Light-filled and inviting, the formal living and dining room upon entry provides a warm welcome inside this classic home. Stepping through you will discover the central original kitchen with wrap-around benches and breakfast bar overlooking the expansive open plan family and meals zone, complete with stylish hardwood floors and direct access to the tranquil backyard. Two large bedrooms featuring built-in robes are positioned at the front of the home and are serviced by the main bathroom flaunting shower, bath, vanity and separate toilet, while two further bedrooms (one with built-in robe) tucked away at the rear of the home are serviced by a second bathroom, offering convenience and privacy for growing families. Generous storage is available throughout, while a large laundry, ducted heating and split system cooling further add to the appeal. Enjoying unbeatable positioning just steps from the Koonung Creek Trail and Freeway Golf Course, only a pleasant stroll to cafés and shops in North Balwyn Villlage, close to an array of local schools including Belle Vue Primary and Kew High School, plus easy access to Eastlink and public transport.

- Well-presented family home with four bedrooms & two bathrooms
- Renovate, build dream home or make plans for new development (STCA)
- Exceptional location close to cafés, schools & the Koonung Creek Trail
- Dual light-filled living zones, offering space for growing families
- Chic original kitchen boasting breakfast bar & wraparound benches
- Four generous bedrooms, three flaunting built-in robe storage
- Two family bathrooms delivering exceptional convenience
- Landscaped gardens and grassy areas for kids and pets to play
- Single carport at end of driveway with plenty of off-street parking
- Ducted heating, split system air conditioner & ceiling fan for comfort

Terms: 10% deposit, balance 60 days