

**125 Hotham Street, Balaclava, Vic 3183**



**Sold House**

Friday, 3 November 2023

125 Hotham Street, Balaclava, Vic 3183

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 1**

**Type: House**



Sean Rice

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Simon Carruthers

## Contact agent

Overflowing with absolutely breathtaking original period charm circa 1890, and promising expansive living options that families will absolutely adore, this wonderful 4 bedroom, 2 bathroom single level residence is truly one of a kind! 'Petersville' will mesmerise lovers of classic living, from the abundance of exquisite leadlight windows to the elegant ornate fireplaces and soaring pressed metal ceilings with sublime detail. Expansive formal lounge and dining rooms offer a wealth of functional space, as does the generous rear family and meals areas which sits at the picturesque back of the residence. Incorporated into the central zone is the huge and very memorable kitchen, which still features an original pot belly wood oven (not functional), along with incredible storage and bench space and stainless steel appliances. All bedrooms are equipped with built-in robe storage, and have the convenience of easy access to 2 gorgeous bathrooms. At the back, relax in the private and inviting courtyard where you'll love entertaining friends and family. Also enjoy a large laundry, ducted heating, air-conditioning, functional fireplace in family/meals, solar power, ducted vacuum, secure alarm, intercom entry, front garden, external toilet, workshop, and secure remote covered off-street parking via The Avenue. The property also sits on a 593 sqm (approx.) block. So close to the energetic Carlisle Street shopping strip, Ripponlea Village, Rippon Lea Estate Gardens, excellent schools, buses, and Ripponlea Station. Inspect during scheduled open times or by appointment with the agent. Presented by Cayzer Real Estate Albert Park. All enquiries must include a phone number.