

**13 Sheedy Street, Richmond, Vic 3121**



**Sold House**

Friday, 1 September 2023

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**Bedrooms: 3**

**Bathrooms: 1**

**Area: 172 m2**

**Type: House**



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## Contact agent

Seconds from Bridge Road's famous shopping, dining, and nightlife, this double fronted Victorian delivers faultless function and flow, with elegant updates augmenting the home's ageless charisma. Calm and considered, an inviting plan sees three generous bedrooms accompanied by plentiful storage, with a centrepiece leadlight window enhancing a modernised bathroom. Optimising the home's northern aspect, bifolds blend indoor and outdoor settings, with all day sunlight minimising reliance on artificial lighting. Met by an open living/dining area, a broad pergola and sizeable backyard enjoy welcomed privacy, with direct side access augmenting the home's entertainment prowess. Tailor made for afternoons or evenings with friends, an enthusiast's kitchen features an induction cooktop, dishwasher, Asko oven, and soft close cabinetry, while further highlights include polished pine floors, heating/cooling, and laundry facilities. Zoned to acclaimed Richmond High, Yarra Primary, and Melbourne Girls' College, it's an easy walk to an assortment of lifestyle attractions, with city, MCG, and Chapel Street trams, Citizens Park, and Yarra River trails all nearby