

13B Richards Avenue, Glen Iris, Vic 3146

shelter.

House For Sale

Friday, 9 February 2024

13B Richards Avenue, Glen Iris, Vic 3146

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 504 m2

Type: House



Will Anderson
0398893990



Todd Braggins
0420618618

First Open Saturday: \$1,400,000 - \$1,500,000

Unexpected in an elevated rear position, this impressive family home and its glorious garden sit in a leafy world of their own just a short stroll from both Nettleton and Ferndale Parks. Full of bright natural light yet offering absolute peace and privacy, a generous four-bedroom, three-bathroom design caters to a life of easy living and excellent indoor/outdoor entertaining with sought after public and private schools, renowned local cafes, Gardiner and Back Creek walking and bike paths, trains, buses and even Burke/Malvern Road trams all available at the doorstep. Broad picture windows capture lush verdant views of the garden in a large living/dining room with open fireplace and an open plan family living/dining domain that steps out to paved alfresco entertaining amidst the manicured northern garden. A fully equipped modern kitchen's includes timber benchtops, a wall oven, Miele dishwasher and ample storage whilst a ground floor bedroom with built-in robes provides guest or in-law flexibility zoned to a nearby bathroom. Upstairs, a landing study nook accompanies three additional bedrooms full of leafy outlooks, two with built-in robes served by a central family bathroom; the palatial main bedroom enjoying extensive built-in robes and luxury ensuite with spa bath. Includes reverse cycle heating and cooling downstairs, evaporative cooling upstairs and an internally accessed remote double garage. Walk to Camberwell South and St Cecilia's Primary Schools with easy access to prestigious private schools including Korowa, Sacre Coeur and Caulfield Grammar Junior, Leo's Fine Foods, High Street shopping and the Monash Freeway. Shelter Real Estate Agents Glen Iris