

**167 Warrigal Road, Cheltenham, Vic 3192**



**House For Sale**

Saturday, 23 December 2023

167 Warrigal Road, Cheltenham, Vic 3192

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**



Amie Goddard  
0395855667

**\$880,000 - \$950,000**

This wonderfully balanced and lovingly maintained home perfectly blends classical elegance with contemporary excellence. The result is a highly desirable and flexible family estate. Design elements include premium timber flooring, picture rails, ceiling rosettes, and in the formal living zone, a decorative fireplace framed by leadlight windows. Deservingly placed in the heart of the home, a shaker kitchen with quality appliances, high-volume storage, and adjoining laundry/scullery serves as an intermediary point in the household, connecting the lounge with the paved patio and large open lawns at the rear. Deep, east-facing entry gardens offer a second, distinctly picturesque setting for alfresco entertaining. Completing the floorplan, three oversized bedrooms are served by a central bathroom. Secure off-street parking suits those with boats, caravans, or additional vehicles. Steps from Reg Marlow Reserve, Mentone Mall, and local shopping precincts, this property is further advantaged by easy access to local schools, Mentone station, and Southland SC.