

17 Merchiston Grove, Strathmore, Vic 3041

MATTHEWS.

House For Sale

Saturday, 24 February 2024

17 Merchiston Grove, Strathmore, Vic 3041

Bedrooms: 4

Bathrooms: 2

Parkings: 3

Area: 981 m2

Type: House



John Matthews
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Joel Taylor
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\$2,820,000

WELCOME HOME Perfectly positioned and on a huge block (approx 981sqm) with extra-wide frontage, 17 Merchiston Grove is a solid-brick home that's been enjoyed by generations of the one family since 1949. The spacious interior has been lovingly maintained and the gardens immaculately kept, plus you've got a multi-purpose double lock-up carport, garage and workshop. It's immediately enjoyable with exceptional renovation or development potential. Location is absolute gold in an exclusive Strathmore pocket, walking distance to Woodlands Park, village cafes, shops and trams, as well as easy access to a range of schools. **THESE ARE YOUR NEIGHBOURS** COFFEE - Buddy Espresso, Friction, Pane e Pizzico EAT - KG4435, Mr McCracken, NOYADETREAT - Gusto Bakery, Demazzi, Augustus Gelatery DRINK - Edward Abbott, The Essendon Hotel, Primrose & Wine WELLNESS - ENTA, Listen to Your Body, Beauty on Rose **THE FINER POINTS** | Inviting entrance foyer | Four bedrooms (three extra-large with robes) | Two full bathrooms | Sunroom/study | Front lounge | Spacious dining room | Kitchen with breakfast bar | Large pantry | Asko dishwasher | Open living area to the rear | Ducted heating | Air conditioning | High ceilings | Family-sized laundry | Solar power | Sizeable backyard | Wrap-around back patio/deck | Large workshop | Remote-control single garage via wide side driveway | Additional lock-up double garage | **FINAL WORD** Miss out and you might have to wait another 75 years.