

# 2/12 Rennison Street, Beaumaris, Vic 3193

**NICK JOHNSTONE**

## Sold Townhouse

Tuesday, 14 November 2023

2/12 Rennison Street, Beaumaris, Vic 3193

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: Townhouse**



Nick Johnstone



Tim Jones

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## Contact agent

Make your move bayside, with this 2-storey, 3BR townhouse with NE-facing courtyard. At the southernmost point of the City of Bayside in the popular suburb of Beaumaris is where you'll find this double-storey, three-bedroom brick townhouse. It sits just six doors from Beach Road, on the quiet, tree-lined Rennison Street which represents a lot that's great about Beaumaris. At the entry to this property, the middle of three sharing a common driveway, is a French opaque glass window. Step inside and an elegant French bay window overlooks the driveway. Sunlight streams in from the private, north-east facing courtyard to the rear, through double glass sliding doors, and bounces off parquet flooring in the dining room, where the first of many built-in cabinets, this time with accenting downlights, are found. Adjoining the dining room is a crisp white kitchen with parquet flooring, composite stone benchtop, oven, cooktop, rangehood, dishwasher, and a hidden benchtop appliance cabinet, with roller door. Above the stainless-steel double sink, a sash-less servery window facilitates easy outdoor entertaining in the courtyard, which has cut-stone paving, and raised garden beds including an Olive tree, English box, Bookleaf conifer and ferns. Back inside on the ground floor, a bedroom/study, complete with more custom cabinetry, is entered directly from the lounge. From the kitchen, a narrow corridor runs to the double garage, passing by the laundry with a door to the courtyard, and a WC. The double garage has an automatic tilt door, with an adjoining corner workshop with benches and shelving, as well as a window bringing in natural light. Up two flights of carpeted stairs are two sizeable bedrooms, and a bathroom with single vanity, shower, and WC. The main bedroom has plantation shutters, built-in cabinetry, as well as a walk-in robe; while the second bedroom has built-in robes and a window overlooking the courtyard a floor below. Excellent investment opportunity, ripe for improvement, or very liveable right now. At a glance... 1. Double-storey brick townhouse, lounge, kitchen/dining, 3 bedrooms with BIRs, main bedroom with WIR, bathroom, separate WC, and laundry. 2. Parquet floors in the kitchen/dining zone, carpets in lounge and bedrooms. 3. Shared driveway, double garage with automatic tilt door, adjoining workshop. 4. Private courtyard garden with cut-stone paving, raised garden beds. 5. Gas heating, split system in the main bedroom. 6. A short walk to Beaumaris Concourse boutiques and restaurants. 7. Close to Cheltenham Station, on the Frankston Line. 8. Quiet, tree-lined address represents the best of Beaumaris's leafy streetscapes. 9. Zoned for Beaumaris Primary School and Beaumaris Secondary College. 10. Excellent investment opportunity, ripe for improvement, or very liveable right now. Property Code: 2757