

# 20 The Righi, Eaglemont, Vic 3084

## House For Sale

Friday, 3 May 2024

Miles  
EST. 1924

20 The Righi, Eaglemont, Vic 3084

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 845 m2

Type: House



Stewart Oldmeadow  
0394973222



Gordon Hope  
0403613577

**\$2,250,000-\$2,400,000**

One of prestigious Eaglemont's best addresses presents a blue-ribbon opportunity with this tightly-held three bedroom residence on an enticing 845m<sup>2</sup> allotment (approx) with a deep rear garden and ROW. An attractive Californian bungalow façade in an established setting creates a timeless introduction to this long-held home offering keenly sought-after potential to explore in the pursuit of luxurious family perfection. Enhanced by ducted heating, evaporative cooling and security alarm, this inviting single-level home offers enduring period comfort combined with excellent prospects for a stunning transformation be it an architect-designed renovation and extension or a substantial new family domain (STCA). Recently refreshed for immediate living, a perfectly functional interior features three generous bedrooms, a powder room and a stylishly renovated bathroom. Separate living and dining rooms including open fireplaces and leadlight windows exude original elegance while central is a previously updated kitchen with an electric stove and Bosch dishwasher. Further is a full-size laundry and sensor-lit linen storage. A sight set to spark the imagination of anyone with grand plans, the substantial rear garden currently includes a paved entertainment terrace, rose garden, fruit trees and leafy pathways. The magnitude of this marvellous opening's potential is exceptional and will certainly inspire future excellence in a prime lifestyle position close to the historic Eaglemont Village, Ivanhoe's boutique shopping precinct, East Ivanhoe Village, leading primary and private schools, train station, parklands and the Austin Hospital. Miles Real Estate.