

**203 Lower Dandenong Road, Mentone, Vic 3194**



**Sold House**

Monday, 16 October 2023

203 Lower Dandenong Road, Mentone, Vic 3194

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Area: 616 m2**

**Type: House**



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**\$965,000**

Well-proportioned, beautifully modernised and so brilliantly located in this central, family-focused neighbourhood, with bus stops within steps from the door, a terrific shopping strip diagonally opposite, and within the prized catchment zone for Parkdale Secondary College. Set on a flat 616sqm (approx) block with a generous, north-facing backyard where the kids and pets can roam and play, high front fencing and gates offering peace and privacy, and plenty of secure parking including a side access driveway to an oversized garage/work shed. Freshly painted in crisp white, soaring vaulted ceilings over the kitchen, split system heating/cooling (x2) plus an ambient combustion wood fireplace; solid timber floorboards throughout, double glazing to the front bedrooms; double block-out/privacy blinds, and stylish kitchen and bathroom renovations. Three generous bedrooms - each with custom built-in robes and the 3rd with split system air-conditioning. The master suite encompasses an ensuite with a dual-head rainmaker shower - plus a stylishly renovated family bathroom with full-height tiling and a corner spa! Spacious L-shaped living and dining spaces with split system heating/cooling and a feature wood fireplace, plus a modern, well-equipped kitchen at the helm with a full suite of Miele cooking appliances and a dishwasher, stone-top benches and LOADS of storage including double-sided storage to the clever breakfast bar/dining server. Double glass doors invite the family outside to dine in the sunny north-facing backyard - the generous paved entertaining overlooks the lush lawn where upcoming summer days will set the scene for backyard cricket glory followed by the horror of tomorrow's leaders flying down the slip 'n' slide at break-neck speeds! An exceptionally warm and inviting home in one of the bay's most desirable locations - this one is a perfect entry into this thriving neighbourhood and is sure to hold the top position on your property wish list. PLEASE NOTE: \*Every precaution has been taken to establish the accuracy of the above information but does not constitute any representation by the vendor or agent.\* Photo ID required at all open for inspections