

22 Geddes Street, Ascot Vale, Vic 3032

Nelson Alexander

House For Sale

Wednesday, 13 September 2023

22 Geddes Street, Ascot Vale, Vic 3032

Bedrooms: 3

Bathrooms: 2

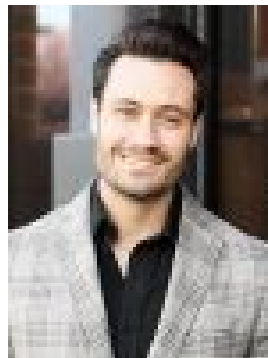
Parkings: 3

Area: 697 m2

Type: House



Jon McKenna



Josh Kalender
0481712558

Auction \$1,790,000 - \$1,925,000

Surrounded by established gardens on a substantial block of land (approx 697sqm), this delightful Edwardian home delivers a terrific inner-urban family lifestyle with its spacious and versatile design, impeccable presentation and impressive outdoors to enjoy. Filled with natural light, the home's previously expanded interior comprises three main bedrooms (large master) with built-in robes and study, as well as private ensuite, central family bathroom and separate powder room. Sun filled elegant front lounge or 4th bedroom, expansive open-plan family/dining area adjoined by a well-appointed kitchen with breakfast bar, dishwasher and stainless-steel cooking appliances. Other stand-out features of the home include ducted heating, evaporative cooling and additional ceiling fans for year-round comfort, as well as high Edwardian ceilings and a family-sized laundry. Step outside to discover a deep north-facing backyard including alfresco-style entertaining area with black-mesh cafe blinds and mains-connected BBQ, plus an oversized single garage/workshop accessed via the gated side driveway. Union Road trams, cafes, bars and restaurants all around the corner, it's also walking distance to local parks, popular primary schools, Ascot Vale Leisure Centre and Showground Village Shopping Centre, as well as easy access to Flemington Racecourse, riverside trails and Ascot Vale Station (four stops to the CBD).