

# 23 Kenilworth Street, Reservoir, Vic 3073

LOVE & CO

## House For Sale

Wednesday, 29 May 2024

23 Kenilworth Street, Reservoir, Vic 3073

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 4**

**Area: 1011 m2**

**Type: House**



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## Contact Agent

Sale by Set Negotiation offers close Tuesday 25th June at 4:00pm Providing the perfect combination of position and potential, it's not often you come across an enticing opportunity like this one. Sitting on a generous allotment of 1,011m<sup>2</sup>, in a sought-after Reservoir locale with Coles Supermarket, public transport, Edwardes Street shopping and dining, Broadway shopping and Edwardes Lake Parklands all within easy reach. This brick residence is now waiting for its new owners to decide its future with endless choices to renovate/extend, knock down and rebuild or plan for a multi unit development (STCA). Featuring three large bedrooms, a central bathroom, separate lounge with fireplace and an open plan kitchen and dining area. The original kitchen comes equipped with modern appliances, ample storage and counter space. Further along is a large laundry and an additional versatile space for a home office/rumpus. A vast rear yard provides plenty of space for entertaining surrounded by mature fruit trees, provisions for vegetable gardens, storage sheds and a double garage with off-street parking. Whatever your vision, this prized home is set to deliver a highly successful future! Due diligence checklist - for home and residential property buyers <http://www.consumer.vic.gov.au/duediligencechecklist>