

**24 Flower Street, Essendon, Vic 3040**

**MATTHEWS.**

**Sold House**

Thursday, 22 February 2024

24 Flower Street, Essendon, Vic 3040

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



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## Contact agent

WELCOME HOME Everything's coming up roses with this impressive Victorian. Definitely pick of the bunch. Built in 1889 and extended early-2000s, 'Myrtle Villa' has your family needs covered. You've got a spacious double-storey design. There's a decent backyard. Plus, the home is instantly enjoyable with plenty of scope to add your own pizzazz. The location too is amazing. Schools, trains and trams are all walking distance and with so many cool cafes on Rose Street, you'll never make your own coffee again.

THESE ARE YOUR NEIGHBOURS

COFFEE - St Rose, Benny and Me, Assembly Ground

EAT - Essendon Hotel, Squires Loft, Pizza by D'Asporto

TREAT - Augustus Gelatery, Parisian Baker, Amazing Graze Tea Rooms

DRINK - Primrose & Vine, The Last Stop Wine Bar, Calmer Cafe

WELLNESS - Rise Pilates, The HIIT Factory, Insight Body & Mind

THE FINER POINTS | Four large bedrooms | Built-in robes (x3) | Two bathrooms (main with spa bath) | Central lounge | Formal dining room | Spacious open-plan living/meals area | Kitchen with ample cupboard space | Miele dishwasher | Ducted heating | Air conditioners (x2) | Gas-log fireplace (living area) | Solid timber floors | High ornate ceilings | Full-size laundry | Under-stair storeroom | Lots of natural light | Backyard with paved entertaining area | Low-maintenance gardens | Large workshop/office | Double carport (r/c rollerdoor to ROW) |

FINAL WORD Perfect for blossoming families.