

**25 Moylan Street, Bentleigh East, Vic 3165**

**Sold House**

Friday, 1 September 2023



25 Moylan Street, Bentleigh East, Vic 3165

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 3**

**Area: 713 m2**

**Type: House**



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## Contact agent

Superbly reimagined for contemporary living, this exceptional four bedroom two bathroom single level Californian Bungalow elevates the standards for poolside entertaining in the McKinnon Secondary College zone. Beautiful with its high ceilings throughout, this inspiring home has been impressively refashioned using quality materials including European Oak floors, double glazed windows, automated Velux skylights, designer pendants and bluestone pavers. All class, it showcases a wide entry foyer, two gorgeous living areas, four bespoke bedrooms (main with study and stone look ensuite), a sublime bathroom, a well appointed laundry and a guest powder room. The stellar family kitchen boasts a butler's pantry, Smeg 900mm stove, AEG fridge, LG freezer and Bosch dishwasher, as the radiant adjoining dining area expands through bi fold doors to an entertainer's pavilion style alfresco deck with outdoor kitchen elevated over the sumptuous solar heated pool and deep open lawn in the privately hedged rear garden. Packing in a wealth of storage including an attic and two garden sheds, this significant home on approx. 713 sqm, is complete with ducted heating, reverse cycle air conditioning, underfloor heated bathrooms, heated towel rail, two instant hot water units, an oversized auto garage and ample aggregate driveway parking. Perfectly positioned, close to both McKinnon Secondary College and McKinnon Primary School, walk to Joyce Park, McKinnon Reserve sporting fields, Tucker Road eats and the Chadstone bus.