

**26 London Street, Bentleigh, Vic 3204**

**buxton**

**Sold House**

Friday, 11 August 2023

26 London Street, Bentleigh, Vic 3204

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 646 m2**

**Type: House**



Chris Hassall  
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James Karantonis  
0398099888

## Contact agent

Presented in impeccable condition throughout, this well-maintained 3 bedroom, 1.5 bathroom family classic delivers a remarkable opportunity that combines pristine living with the exciting potential for customisation to match your unique vision. As soon as you step inside, the charm and warmth that pervade traditional lounge and dining rooms, original kitchen/meals area and sunroom will captivate you, while ducted heating, wall AC, study nook, single garage and off street parking add further comfort. Providing a solid foundation for a contemporary renovation project, offering peace of mind and the promise of added value for the future, inviting you to unleash your creativity and turn it into your dream living space. Alternatively, utilise its impressive land dimensions (646sqm approx) and explore potential to build a luxurious new home or multiple townhouses (STCA). Whether you choose to enjoy it as is or embark on transforming the space to suit your needs, this home is located for convenience, within walking distance to OLSH College, St Paul's Catholic School, Bentleigh Rec Reserve, Hodgson Reserve, Centre Road shops, train and various culinary delights. ALL ENQUIRIES MUST INCLUDE A CONTACT NUMBER. For more information, contact Chris Hassall at Buxton Bentleigh on 0412 898 990 or the Buxton Office on 9563 9933. 'We have obtained all information in this document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigation.'