

**29 Teague Avenue, Mentone, Vic 3194**

**buxton**

**House For Sale**

Friday, 3 May 2024

29 Teague Avenue, Mentone, Vic 3194

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 660 m2**

**Type: House**



Wesley Belt  
0395839811



Georgia Belt  
0395839811

**\$1,750,000 - \$1,850,000**

Live with landmark Californian Bungalow beauty ...and a benchmark bespoke renovation. The original land-holding home of the era, Teague House c.1926 makes history with traditional 3 bedroom, 1.5 bathroom accommodation and today's lifestyle location on the edge of the heritage shopping village. Home to a dedicated craftsman with an eye for detail and a commitment to authenticity, the home transitions seamlessly from formal lounge and dining (or home-office) to a sunny skylit kitchen with meals, while a gracious family-room (with a bay-window storage-seat) shares a sun-catching northerly aspect with a fan-cooled al fresco area. Unfolding beyond a wide tessellated-tiled verandah and security-screened double-door entry, the home is a showcase of rich period detail ...sympathetically echoed throughout. In this lovingly restored home, lavish leadlight sparkles at every turn, Californian Redwood fretwork marks the transition between the living areas, and lofty decorative ceilings are impeccably matched from old to new. With grand tiled, timber-mantled gas and open fireplaces replicated throughout, and Baltic Pine boards meeting newer Tasmanian Oak floors, every detail is impeccably curated here; from vintage lighting (even for the al fresco area), to sash windows (even in the garage), to beautiful bay-windows beneath the decoratively gabled roofline (front and rear). Styled for today with a Miele dishwasher for the classic kitchen and a pretty period-styled bathroom plus powder-room, this centrally heated and reverse-cycle air-conditioned home is set in a formal landscape with a northerly backyard oriented to winter sun and centred on a grand elm for summer shade. Even the car accommodation is gracious and spacious with at least five-car parking including an impeccably-matched red-brick double garage; fitted with a residential-specification concrete-floor to provide the ultimate tradie's or handyman's workshop today...and plumbing for conversion to an entertainment zone tomorrow. Just two blocks to the village and station, this first-class Californian has all the schools in reach (and Beaumaris and Mentone Girls Secondary Colleges in Zone), the bay within a walk, and the CBD within an easy commute by road and rail. For more information about this landmark Californian Bungalow contact Wesley Belt at Buxton Mentone on 0418 310 753