

# 3 Hudson Street, Fawkner, Vic 3060

LOVE & CO

## House For Sale

Wednesday, 12 June 2024

3 Hudson Street, Fawkner, Vic 3060

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**



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**\$740,000 - \$790,000**

An instantly inviting classic, with interiors where timber floors, ornate cornice, deep skirting boards, a decorative fireplace, picture rails, and ceiling roses add character and individuality, this generously proportioned home will deliver exceptional living and all the benefits of a lifestyle location. Charming from the road with its white-fenced front garden and bull-nose veranda, the interior opens to reveal three bedrooms sharing a stone-finished family bathroom and a study ideal for those working from home, complementing the free-flowing living spaces. A spacious formal lounge anchored by a gas log fire glides through to an equally generous open-plan living area that stretches out from the kitchen and opens to a paved alfresco area in the rear yard. Around the corner from the bus, John Fawkner Secondary College, CB Smith Reserve (home to the soccer field, library and skatepark) and Bonwick Street village with its shopping, dining and café options, the prized position has it an easy walk to Gowrie Station and a short drive to Sydney Road. \* Separate studio/home office/teen-retreat\* Ducted heating and a split system unit\* All the benefits of solar power\* Plenty of off-street parking\* NBN connection\* Laundry with storage\* Solid timber floors to bedrooms and formal lounge Due diligence checklist - for home and residential property buyers <http://www.consumer.vic.gov.au/duediligencechecklist>