

**35 Edsall Street, Malvern, Vic 3144**

**WHITEFOX**

**House For Sale**

Thursday, 8 February 2024

35 Edsall Street, Malvern, Vic 3144

**Bedrooms: 3**

**Bathrooms: 2**

**Type: House**



Michael Torcasio  
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## THE DEAL: \$1.85M - \$1.95M

THE DEAL This renovated piece of Victorian elegance seamlessly blends the charm of Melbourne's rich yesteryear with all the conveniences of modern day living. Picket fence, period façade, this is quintessential Melbourne. Period correct, long running hallway with arch detailing and dark timber floors greets you as you enter the home, with your eye immediately drawn to the spacious master bedroom. Sitting at the front with wonderful natural light, walk in robe, and fully renovated ensuite, this is a private retreat for early nights and weekend sleep-ins. The next room is versatile – a nursery for the growing family or home office for those who like to work from home or need a quiet nook. The third bedroom is as spacious as the master, and features a full ensuite with a shower over the bath. Finally, a full walk-in laundry with great storage and a toilet rounds off the front of the home. The recent renovation starts to really shine as you enter the main living space. Cleverly designed storage is hidden under beautiful panelling that is a feature in itself. The first thing you see here is the expansive open plan feel of the kitchen, dining, and living. The second is going to be the materiality. The marble benchtops, wooden cabinetry, and roof detailing are considered and luxurious in their finish and complement the space perfectly. It's designed for cooking lovers and company around the island bench, families, and entertainers alike. And that includes the landscaped courtyard and barbecue area. Close to High Street Armadale's vibrant fashion and culinary scene, Malvern – with its tree-lined streets and family first community – is one of Melbourne's most desirable pockets. Parks, shops, sporting clubs, and schools are all in abundance in this suburban oasis just 8 kilometres from the CBD. SEALS THE DEAL Balance. This much home in Malvern for the price is rare. The desire to get into this postcode is immense and for those who have it on their vision board, 35 Edsall should be the top of the list.