

35 Magnolia Road, Ivanhoe, Vic 3079



Sold House

Tuesday, 30 January 2024

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Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 833 m2

Type: House



John Levingston
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David Blythe
0394973222

\$1,950,000

SOLD by Miles Real Estate. Embraced by expansive and secluded garden in a prime pocket, this light-filled three bedroom residence presents an excellent opportunity for a family to launch an outstanding Ivanhoe lifestyle. A much loved and meticulously maintained property of 833m² (approx) fronting Lantana Street, there's loads of space to enjoy, dream big and plan for the future whether it's further expansion, a pool, a studio or more (STCA). A classic mid-century profile precedes a generous single-level interior enhanced by delightful garden aspects, polished hardwood floorboards and ducted gas heating/refrigerated cooling. A north-facing living room flows to a casual dining area before a superbly appointed kitchen with Miele and Philips stainless-steel appliances. The layout effectively includes two bathrooms with the main featuring an Italian marble vanity unit and a large laundry including a second shower and toilet. Accommodation is impressively proportioned and, complemented by a sizable study alcove, comprises two bedrooms and a main with a walk-in robe. Endless undulating lawn screened by established plants is ideal for the kids to play while there's an undercover terrace for alfresco entertaining and dual crossovers leading to a double carport plus secure off-street parking. A substantial package that's immediately inviting and ultimately inspiring, this wonderful home is an impressive acquisition that's enviably located near Ivanhoe's fabulous cafes, restaurants, shops, train station, parkland and primary and private schools while also close by to Burgundy Street and major hospitals.