

**35 Rivette Street, Mordialloc, Vic 3195**

**buxton**

**House For Sale**

Wednesday, 22 May 2024

35 Rivette Street, Mordialloc, Vic 3195

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 3**

**Type: House**



Christopher Rae  
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Aidan Oke  
0395839811

## **\$1,000,000-\$1,100,000**

A home that offers instantly inviting interiors rich with character and individuality, this family-sized property also comes with the potential to add your own style and panache. Charming from the road with its white-fenced front garden and attic-style roofline, the interiors open to reveal warm timber floors that flow from the entrance to the welcoming lounge complete with a cosy gas fireplace. Further on is the dining and family area, while the kitchen is bright and well-equipped and leads out through the laundry to the generous lawned garden. Up in the pitched roofline, a second large living area is invaluable for families – also on this level is a superb bedroom with built-in wardrobes. Three further bedrooms are located downstairs where they each offer built-in storage, the master enjoying semi-ensuite access to the smartly renovated bathroom showcasing a stylish vanity with twin black basins matching the sleek ebony tapware. Offering split system heating/cooling on each level along with a sheltered alfresco area/carport, shed and ample off-street parking, this is a truly comfortable family package in an ever-popular neighbourhood. With plenty of scope to modernise, extend or even start from scratch (STCA), the home is a walk to shops, bus stops & cafes, close to the zoned Parkdale Secondary College and within easy reach of DFO, Thrift Park and Costco shopping precincts. For more information about this character-filled home, please contact Christopher Rae at Buxton Mentone on 0418 456 980