

**3A Ludbrook Avenue, Caulfield South, Vic 3162**



**Sold Townhouse**

Thursday, 26 October 2023

3A Ludbrook Avenue, Caulfield South, Vic 3162

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: Townhouse**



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## Contact agent

Nestled along a charming, tree-lined avenue within the coveted Gardenvale Primary school zone, this elegantly appointed townhouse boasts four bedrooms and has undergone a stunning renovation, showcasing a bespoke design and top-tier finishes. Radiating spaciousness and illumination from the entry, the ground floor encompasses a garage, powder room, a central family lounge, and a rear open-concept living and dining space featuring a customized gourmet kitchen with a porcelain-topped island counter, two Neff ovens, a gas cooktop, two dishwashers, and a separate butler's kitchen for added preparation and storage. Flowing from the living area, there's a decked outdoor entertainment area leading down to a second brick patio, perfect for hosting gatherings. On the upper level, four welcoming bedrooms with split-system air conditioning, ceiling fans, a central family bathroom with a separate bathtub and shower, and a deluxe master suite down the hallway for ultimate seclusion. The master suite boasts both walk-in and built-in wardrobes, an ensuite, split-system air conditioning in every room, zoned central gas heating and cooling, and expansive north-facing windows that flood the space with natural light. Additional features include an audio-visual intercom system, ducted vacuum, solar power, a separate laundry, and high-quality timber flooring throughout, culminating in a flawlessly finished home. Ideally situated in this lively community, you'll appreciate convenient access to Gardenvale and Caulfield South shopping and dining precincts, with Brighton Beach just a short drive away and Princes Park just around the corner.