

**41 Schild Street, Yarraville, Vic 3013**

**buxton**

**House For Sale**

Friday, 17 May 2024

41 Schild Street, Yarraville, Vic 3013

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 4**

**Type: House**



Matthew John  
0396878899



Peter Skourtis  
0396878899

**\$1,300,000 - \$1,400,000**

Step into the epitome of Yarraville living at 41 Schild Street, where the heartbeat of this vibrant community is right at your doorstep. This charming abode, nestled just 25 meters from Anderson Street, places you in the absolute heart of Yarraville, where every convenience and delight of the village is mere minutes from your front door. Boasting a generous land size of 327 m<sup>2</sup> (approx.), this residence offers not just a home, but a lifestyle of comfort, convenience, and endless possibilities. Imagine waking up to the hum of Yarraville's bustling village life, knowing that your favourite cafes, shops, bars, and the iconic Sun Theatre are just a leisurely stroll away. Inside, polished floorboards, high ceilings and an inviting open plan design create a space bathed in natural light. This is a home designed for both relaxation and entertainment, where every corner exudes warmth and welcome. The heart of the home, the spacious kitchen, beckons with ample storage, making it a haven for culinary adventures and gathering with loved ones. Picture whipping up gourmet meals while chatting with guests, then stepping through the double doors to your own private oasis. Outside, a sprawling backyard awaits, complete with lush greenery, an alfresco area, and pops of vibrant colour in the garden. Whether you're hosting a barbecue with friends or simply unwinding with a book under the shade of a tree, this outdoor space offers the perfect retreat from the hustle and bustle of everyday life. The space provides an abundance of potential to add in a garage or extend the property (both STCA) to create your dream family home in the heart of Melbourne's Inner West. The three bedrooms provide serene sanctuaries for rest and relaxation, each offering ample space and comfort. And with two bathrooms, including a convenient second bathroom/laundry, the needs of modern living are effortlessly met. Zoned to Yarraville West Primary School and the new Footscray High School in Seddon, families will appreciate the educational opportunities available in the area. Plus, with the Yarraville train station just approximately 200 meters away, easy and fast access to the CBD is at your fingertips. A less than 20-minute drive (approx.) will also place you in the heart of Melbourne, providing multiple commuting options to suit your lifestyle. Parking is never a worry with off-street parking for up to four cars, ensuring both convenience and peace of mind. This home truly offers everything you could ask for and more in the heart of Yarraville.