

**44 Soudan Road, West Footscray, Vic 3012**

compton

**Sold House**

Friday, 8 March 2024

44 Soudan Road, West Footscray, Vic 3012

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 3**

**Type: House**



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**\$1,357,000**

Nestled in the tranquil yet wonderfully accessible West Footscray neighborhood, this unique mid-century home offers a lifestyle opportunity characterized by quality and flexibility. Positioned on a generous allotment enveloped by leafy gardens, the residence's well-lit interior has been thoughtfully renovated, ensuring a blend of modern comfort and style. The residence features three bedrooms, two of which boast full floor-to-ceiling built-in robes, providing ample storage space. The two finely appointed bathrooms add a touch of luxury to daily living. The large kitchen is a chef's delight, equipped with a farmhouse sink and a Westinghouse 5-burner stove, combining functionality with contemporary design. The heart of the home is a beautiful living area adorned with a fireplace and ceiling roses throughout, adding a touch of elegance. The cohesive design is further accentuated by exquisite light fixtures that grace every corner of the home. The open dining space at the rear seamlessly flows into the lush garden, creating a perfect harmony between indoor and outdoor living. For added convenience and comfort, the property features ducted heating, ensuring a cozy atmosphere during colder months and evaporative cooling for the summer. Several car spaces and a garden shed provide ample parking options for residents and guests alike. For those who appreciate entertaining, the brick outdoor area is an ideal setting for perfect afternoon gatherings fitted with ceiling mounted outdoor heater, the garden also boasts an automated irrigation system. Walking distance to a choice of bus routes and Footscray Hospital, local cafes and parks, as well as easy access to local schools and kinder/childcare facilities, Victoria University, West Footscray Station and Highpoint Shopping Centre. This residence encapsulates the perfect blend of modern convenience and mid-century charm, providing an inviting haven in an idyllic West Footscray locale.