

45 Kambrook Road, Caulfield North, Vic 3161

KAY & BURTON

House For Sale

Tuesday, 6 February 2024

45 Kambrook Road, Caulfield North, Vic 3161

Bedrooms: 3

Bathrooms: 2

Parkings: 3

Area: 492 m2

Type: House



Darren Lewenberg
0398252555



Grant Samuel
0403132095

Auction Sunday 3 March at 11am

Perfectly positioned in a sought-after area close to elite schooling and Caulfield Park, this elegant circa 1920s Californian Bungalow residence combines exquisite period features with light-filled contemporary comforts for easy family living. Beyond the handsome exterior profile of this picturesque red brick single level residence, a wide timber panelled entrance hall introduces the timeless character and generous proportions that are the hallmark of this appealing family home. At the front of the house, a formal living/dining room with an ornate moulded ceiling and decorative bay window with seating is a tranquil retreat while the attractive feature fireplace makes it a cosy spot to relax during the colder months. The well-designed floorplan seamlessly flows through to a second central lounge, which is also blessed with another period fireplace and stunning ceiling detail, offering more space for a family to spread out. The heart of the home is undoubtedly the charming kitchen and dining space at the rear, which features extensive wooden Shaker-style cabinetry, an ILVE freestanding range with five burner gas hob and a Bosch dishwasher. A picturesque window seat is a pleasant spot to relax as is the verdant, low-maintenance garden it overlooks, ideal for alfresco entertaining in the summer. Three spacious bedrooms include the captivating master which is blessed with attractive leadlight windows, which feature throughout the home, and another feature fireplace. They are serviced by two renovated bathrooms, both with large walk-in showers and more Shaker-style cabinetry. Further appointments of this gorgeous home include a laundry with underfloor heating, hydronic heating, refrigerated cooling, high ceilings, rear workshop and shed and off-street parking for three cars. This enticing prospect is ideally located within easy reach of leading schools including Shelford Girls Grammar and Caulfield Grammar, Monash University, Caulfield Station, trams and Caulfield Village's shops, cafes and restaurants.