

**46 Gower Street, Kensington, Vic 3031**

**EDWARD THOMAS**

**House For Sale**

Friday, 2 February 2024

**46 Gower Street, Kensington, Vic 3031**

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 1**

**Type: House**



Edward Thomas  
0393763322



Amanda Draper  
0408140691

**\$2,150,000 - \$2,350,000**

The authentic charm of this double fronted five bedroom, three bathroom period residence combined with an architecturally striking extension promises comfortable and flexible modern family living. Captivating from the onset, the home is introduced by a timber block façade, an arched hallway and soaring ceilings with rosettes. While a vast open plan addition, featuring expanses of glass drawing in abundant natural light and bifolds to an all-weather alfresco deck, creates an indoor-outdoor domain of exceptional scale and sophistication. Ideal for home cooks and entertaining, the kitchen showcases stone island and premium appliances including Ilve stove, Miele dishwasher, Qasair rangehood and Vintec wine cabinet. Beautiful bedrooms, including master and one other with modern ensuite, retreat and main bathroom are split over two levels. There is also a north-west facing garden and garage accessed via roller door and ROW. Hydronic heating, ducted cooling, OFP's, Baltic Pine/hardwood floors, double-glazing, plantation shutters, powder room, custom-built robes, study nook and attic space storage are further highlights of this exceptional home. With an unmatched location moment to Kensington Village shops, cafés, schools, parklands and public transport.