

**49 Brentwood Avenue, Pascoe Vale South, Vic 3044**

**Nelson Alexander**

**House For Sale**

Thursday, 30 May 2024

49 Brentwood Avenue, Pascoe Vale South, Vic 3044

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



David Vaughan  
0418231290



Natasha Flinders  
0431572767

## **Auction \$1,400,000 - \$1,500,000**

On a sizeable corner block (approx 607sqm) adjacent to Moonee Ponds Creek reserve, this mid-century home offers a family lifestyle of quality and versatility along with exceptional potential to further enhance and expand or renew in the future (STCA). Step inside to discover a previously extended interior comprising four generous bedrooms (two with BIRs) complemented by a separate ensuite and main central bathroom. Filled with natural light, this impeccable home also includes a well-appointed kitchen/meals with stainless-steel cooking appliances (900mm) and dishwasher leading through to the spacious and versatile living area. Other fine features include ducted heating and evaporative cooling for year-round comfort, along with solid hardwood floors and a full-size laundry. Completing the picture is an alfresco-style entertaining area and backyard with solar-heated salt-chlorinated pool, plus a gate to the reserve and tandem double garage accessed via Jhonson Street. A short stroll to Brentwood Kindergarten along with popular parks, local buses and Pascoe Vale South Primary School, it's also close to Strathmore Station and the Moonee Ponds Creek Trail, as well as easy access to Citylink.