

# 514 Kooyong Road, Caulfield South, Vic 3162



## House For Sale

Friday, 14 June 2024

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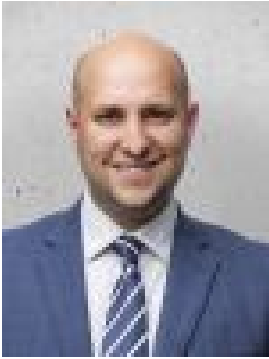
Bedrooms: 4

Bathrooms: 3

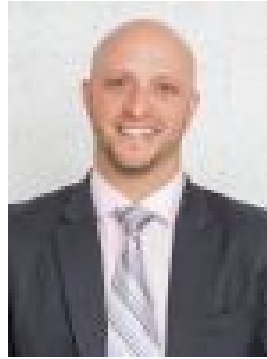
Parkings: 3

Area: 627 m2

Type: House



Oren Flamm  
0395330999



Golan Flamm  
0410469876

**\$1,400,000 - \$1,540,000**

Spanning an allotment of approximately 627.2 square metres, this impeccably maintained single-level home offers abundant family-friendly accommodation within the highly sought-after Gardenvale Primary School zone. The interior provides ample space for everyone to find their personal retreat or to come together for large celebrations. The formal lounge is connected by an archway to the dining room, that seamlessly flows into the family/meals area, creating an expansive and open setting perfect for entertaining. The refurbished kitchen is equipped with wall ovens, a gas cooktop, and an integrated dishwasher. A few steps away, a versatile multi-purpose room opens onto a side north-facing deck, adjoining the generous rear garden featuring a mini-orchard with mandarin, orange, and pomegranate trees. With four bedrooms and three bathrooms, including an ensuite for the main bedroom, the layout ensures comfort and convenience for the whole household, while a dedicated home office provides a quiet space for remote work or study sessions. Additional features include a carport, a return driveway for easy access, a laundry, ducted heating, split-system air conditioning, floorboards, decorative ceilings, and ample off-street parking. There's also potential to further renovate to your personal taste or consider redevelopment into one or possibly two homes (STCA). In the meantime, you can let it out while you decide on your next steps. Located within walking distance to Princes and Landcox Parks, buses to the city and Monash University, Martin Street's cafés and shops, and Gardenvale Station, and a short drive away from Elsternwick Village.