

6 Janvrin Road, St Leonards, Vic 3223



House For Sale

Wednesday, 15 May 2024

6 Janvrin Road, St Leonards, Vic 3223

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 449 m2

Type: House



Greg Campbell
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\$740,000-\$810,000

Offering an unparalleled location, adjacent to Edwards Point Nature Reserve, this superb, three-bedroom home offers a lifetime of memories watching the wildlife in the nature reserve while providing a comfortable and convenient, coastal-lifestyle. This superb home is located less than 900m to the sparkling waters of the Lower Bluff ensuring easy access to the beach while the picturesque walking trails of the nature reserve are at your door-step ensuring you will have easy access to all local outdoor recreational activities. The property offers the best of both worlds as it is conveniently located just a short drive to the idyllic, seaside township of St Leonards where all amenities are available. The interior of this outstanding home offers captivating vistas across the nature reserve from most rooms. These views set the scene for enjoyable living by constantly absorbing the best the nature reserve has to offer. The open-plan kitchen/living/dining room offers a light-filled and coastal-themed living zone ideal for entertaining. Reverse-cycle, ducted heating and cooling maintains a comfortable temperature within the home throughout the seasons. This living space opens through sliding doors to the north and the west to decked, outdoor living zones creating the ideal place for a quiet drink while taking in the flora and fauna. The separate rumpus room is a large space that is full of character and charm with polished timber floorboards and a gas log-fire. With enough room for a table-tennis table or pool table, as well as lounges for the family, this room is ideally suited to family entertainment. The master suite is located at the front of the home and boasts walk-in robe and ensuite. The two remaining bedrooms feature built in robes and views to the nature reserve. Both these bedrooms are serviced by the stylish bathroom and separate toilet. Externally, the property offers off-street parking for at least two vehicles. The home is completed by mature, landscaped, mixed native/exotic gardens which provide a private garden oasis at the rear of the property and a garden shed for your storage needs. The property is currently leased at \$440 per week until 8th June 2025.