

65 Welfare Parade, Glen Iris, Vic 3146

House For Sale

Friday, 5 April 2024

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Bedrooms: 4

Bathrooms: 2

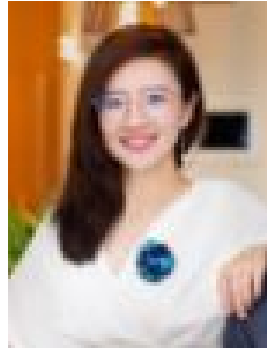
Parkings: 2

Area: 909 m2

Type: House



Tony Che
0433633333



Sunny Song
0416832889

\$1,690,000-\$1,850,000

Located on the corner of Madeline Street, this property boasts a generous allotment of approximately 909 sqm, complete with three crossovers and abundant north light cascading throughout the entire depth of the block. The potential of this site is boundless (subject to council approval). Surrounded by numerous schooling options and lush outdoor spaces such as Hartwell Sportsground and Summerhill Park, residents can easily access the Ferndale trail for leisurely strolls. Moreover, the proximity to Ashburton village offers convenience with its array of cafes, shops, train station, library, pool, and recreation center, making it an ideal location for families. Embrace your creativity and envision the possibilities of this enchanting setting. Presently, the property features a versatile single-level home that can either serve as a spacious family residence or be divided into two separate dwellings for leasing purposes while plans are underway. The main residence comprises a formal lounge leading to a relaxed living and dining area, adorned with expansive windows welcoming the northeast sunlight and offering views of the lush private gardens. An ample kitchen equipped with Miele appliances, including cooking facilities and a dishwasher, completes this space. Two bright bedrooms with built-in robes are complemented by an updated bathroom featuring a spa bath. Additionally, the floorboards, kitchen, and bathrooms have undergone recent refreshing, enhancing the appeal and functionality of the property. The second wing of the home, easily connected or separated with minor adjustments, includes two lounge areas, one with a kitchenette, along with two bedrooms boasting robes, a bathroom, and a separate laundry area. Additional features of this well-built home include parking for two vehicles with automatic gate access via Madeline Street, a storage room, reverse cycle air conditioning, and gas heating. Photo ID required at all open for inspections. Disclaimer: We have in preparing this document used our best endeavours to ensure that the information contained in this document is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements in this document. Prospect purchasers should make their own enquiries to verify the information contained in this document. Purchasers should make their own enquires and refer to the due diligence check-list provided by Consumer Affairs. Click on the link for a copy of the due diligence check-list from Consumer Affairs. <http://www.consumer.vic.gov.au/duediligencechecklist>