

76 Byron Street, Elwood, Vic 3184



House For Sale

Friday, 3 November 2023

76 Byron Street, Elwood, Vic 3184

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: House



Danielle Harvey
0433509786



Andre O'Brien
0437917007

\$1,400,000 - \$1,500,000

Walk the canal to the beachfront parks, playground and Point Ormond sunsets. Stroll to the bakery, brews and boutiques on Ormond Rd. Find Ripponlea station and the Brighton Rd tram within a walk ...and discover exceptional lock-and-leave lifestyle value here. Accessible to it all from this outstanding canal-side, off-Broadway position, this 3 bedroom, 2.5 bathroom, two living area home stands tall with filtered canal views on two levels, a bamboo-hedged north-facing courtyard, and a secure garage direct from the streetfront. Unfolding with a traditional design featuring French-doored living opening out to a canal view, this inviting home shines with more living in a sun-bathed kitchen-casual zone enhanced by a private, yet sunny, northern courtyard - absolutely ideal for alfresco gatherings. Rising to the treetops with a dedicated first-floor bedroom level, this impressive streetfront home offers three light-filled inviting bedrooms that share a full family bathroom...including a serene main featuring a Juliette balcony with views of the canal, a deep walk-in robe and ensuite. Classic by design with Australian hardwood floors through the ground-level, and a quality Smeg & Bosch appliance kitchen between the two living areas, this inviting home has all the easy living extras. Styled with skylit bathrooms, built-in robes, attic storage above the garage ceiling and a separate laundry room, there are elevated ceilings and ducted heating throughout, reverse-cycle climate control in all bedrooms and living areas, plus keyless entry. With its tranquil aspect facing the Elwood canal (and some of its most high-impact luxury homes), this streetfront residence has Elwood's most surprisingly central location. Just 300m to the cafes on the Ormond / Glen Huntly Rd roundabout, 450m to the beachfront walking and cycling tracks, and four blocks to the sands of Elwood beach, this well-positioned property even has the CBD in reach with an easy commute via train or tram within a quick daily walk. For further details please call Danielle Harvey from Hodges Brighton on 0433 509 786 or Andre O'Brien from Hodges Brighton on 0437 917 007.