

# 82 The Grove, Coburg, Vic 3058

HAUGHTON STOTTS

## House For Sale

Wednesday, 17 April 2024

82 The Grove, Coburg, Vic 3058

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 4**

**Type: House**



Stefan Dzanovski  
0394971990

**\$2,250,000**

Discover the endless possibilities of this cherished double fronted period home proudly positioned on a glorious 950 sqm allotment, boasting coveted dual street access. Whether you envision a meticulous renovation, a full restoration, or even redevelopment (STCA), this property in the sought-after Coburg enclave promises a wealth of opportunities. Situated just 8 kilometers from the CBD, this home is steeped in Coburg's rich cultural heritage, surrounded by a tapestry of vibrant dining options. Welcomed by the landscaped garden, you're beckoned into a space defined by its generous proportions, adorned with classic timber accents and lofty ceilings. Beyond the central hallway are two well-appointed bedrooms, while the main living area seamlessly extends to a dining room and an updated kitchen, complete with gas cooking. An additional utility room caters to modern needs, complemented by a sizable updated family bathroom and a separate laundry. Outside, an undercover courtyard overlooks the expansive fenced yard, accessible via a double-gated driveway leading to a rear lock-up garage and workshop. Offering ample storage and coveted rear lane access, this property combines value with convenience. Nestled in a family-friendly neighborhood bordering Thornbury and Brunswick, indulge in leisurely strolls to Sydney Road's eclectic cafes and restaurants, or explore the nearby Merri Creek's scenic walking and cycling trails. For families, investors, and developers alike, seize this rare opportunity to secure a sizable inner suburban parcel brimming with potential and promise for the future!