

# 9A Langford Street, Surrey Hills, Vic 3127

FLETCHERS

## Sold House

Monday, 11 September 2023

9A Langford Street, Surrey Hills, Vic 3127

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 448 m2

Type: House



Spring Chen  
0398313480



Jeremy Desmier  
0398313432

**\$1,830,000**

PROPERTY/FEATURES A clinker brick beauty on a treasured street where you can walk with ease to many lifestyle amenities, discover the stylishly renovated interiors of this three bedroom home. Broad oak floorboards and a fresh, luminous palette stream throughout, leading to the sun-focused entertaining zone. With French doors opening out to a north courtyard, the dining room sits alongside the family-sized kitchen with Bosch/Siemens stainless steel appliances. At the rear, a second set of French doors connects the spacious family room with the under-cover alfresco and lush garden lawn. A relaxing oasis, the vogue bathroom with stone vanity is matched with the convenience of a separate powder room.\* Beautifully renovated three bedroom home\* Double brick construction\* A generous living zone, ideal for entertaining friends\* Attractively planted garden beds and sunny alfresco areas\* Plantation shutters and broad floorboards\* Split system air-conditioners\* Second toilet\* Off-street parking for two cars LOCATION Stroll along tree-lined streets to Chatham Primary School and the endless choice of mouth-watering eateries at Union Road Village, Balwyn Village and the Mont Albert Tram Terminus Village which is just meters away. Walk to the train station for a fast trip into the city or catch the 109 tram to Melbourne's finest private schools and Box Hill Central. TERMS 10% deposit, balance 90/120 days