

2 Catania Street, Mentone, Vic 3194



Sold House

Thursday, 5 October 2023

2 Catania Street, Mentone, Vic 3194

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 489 m2

Type: House



Mark Blit

0395833246

Contact agent

Peacefully nestled within a coveted beachside pocket, this 4 bedroom, 3 living zone + outdoor studio entertainer offers unrivalled family spaces and an unbeatable lifestyle position, 450m from the village and gentle stroll to the sand. Beyond the captivating coastal façade, discover a large formal lounge room enhanced by the cosy warmth of a wood fireplace, flowing to an expansive open plan living and dining space which seamlessly extends to a fabulous covered outdoor alfresco. At the heart, the gourmet kitchen features a SMEG 900mm stainless steel cooker, along with a huge walk-in pantry, sleek stone surfaces and outstanding bench space. Outside, the large built-in barbeque will have you entertaining family and friends with effortless ease, while the inclusion of a generous outdoor studio offers flexibility as a teen retreat, guest bedroom or home gym, all surrounded by private low-maintenance gardens. Accommodation peacefully resides upstairs, the master bedroom enjoying a walk-in robe and ensuite, while three further robed bedrooms share the modern family bathroom. There's also an additional study nook and living area, offering that extra quiet space to relax. Highlights include stylish plantation shutters, multiple split-systems throughout, a powered workshop and tandem remote garage with rear drive-through access for the caravan, boat or trailer, all set behind a secure automatic gate. Situated a heartbeat from Mentone Village's bustling café and restaurant scene, shopping, the train station and beach, you'll also find an array of elite independent schools within a short walk, along with Mentone Girls' Secondary College and zoning for Beaumaris Secondary College. Family living by the bay has never looked better!