

**4 Fenton Street, Ascot Vale, VIC, 3032**

**Nelson Alexander**

**House For Sale**

Wednesday, 25 September 2024

4 Fenton Street, Ascot Vale, VIC, 3032

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 1**

**Type: House**



Ryan Currie  
0419120221

## Quality and class across two light-filled levels

Showcasing a beautiful blend of classic and contemporary, this freestanding Edwardian home benefits from quality renovations and a significant extension to deliver a luxurious lifestyle of family proportions in a sought-after Ascot Vale neighbourhood.

Flooded with natural light, the home's flawless interior boasts four generous bedrooms with built-in robes (two up, two down) all complemented by two stylish bathrooms one on each level.

Family appeal is further enhanced by inclusion of a separate lounge and expansive open-plan living/dining area adjoined by a stone-bench kitchen with soft-close cabinetry, 800mm Ilve cooking appliances and Bosch dishwasher.

Along with ducted heating and split-system air conditioning for year-round comfort, this remarkable home also includes an alarm system, solid hardwood floors, European laundry facilities and attic storage via retractable ladder.

Completing the picture is an alfresco entertaining deck looking out to the delightful low-maintenance backyard with extensive brick paving, established garden beds and off-street parking option via the rear ROW.

Mt Alexander Road cafes, bars, restaurants and city-bound trams all around the corner, it's also walking distance to Woolies Metro, Ascot Vale Station, local schools, Travancore Park and Moonee Ponds Creek Trail, as well as easy access to Citylink.