

**401 Hawthorn Road, Caulfield South, VIC, 3162**



**House For Sale**

Sunday, 18 August 2024

401 Hawthorn Road, Caulfield South, VIC, 3162

**Bedrooms: 2**

**Bathrooms: 1**

**Type: House**

## **A multi-purpose superstar**

Presenting as a wonderful single storey residence while also offering options for those who want to utilise the property for professional purposes, this magnificent 2 bedroom solid brick corner haven is a unique opportunity in the heart of Caulfield South.

The multi-purpose nature of the dwelling really makes this one a rare commodity. Currently set-up as a well-appointed residence, you can continue to use it as such and take advantage of all the sensational living highlights. There is also the opportunity to use this property professionally, with the set-up very much suited to a medical/health centre or surgery (options to use in this manner will be STCA).

Highlights of this dwelling include striking timber floors, spacious front lounge which gets great northern light, generous family and dining at the rear, contemporary kitchen with amazing bench space and quality appliances including a 900mm La Germania cooktop and oven (kitchen has sliding doors to separate it from the family/dining area), expansive front bedroom with built-in robe, 2nd spacious bedroom, stylish bathroom, reverse cycle heating and cooling, intercoms throughout, study area with desk, sizeable back deck and courtyard, and ample street parking.

You're so close to the scenic expanses of Princes Park which will be a dream for those who like stay active. You're also near fantastic restaurants and shops on Glen Huntly Rd (including the strip further down towards the Elsternwick end), Caulfield Village shops with Coles supermarket, Caulfield Primary School, Glen Eira College, Monash University, buses, trams (route 67 to Carnegie), and Elsternwick Station.