

**7 Booker Street, Cheltenham, Vic 3192**



**Sold House**

Monday, 23 October 2023

7 Booker Street, Cheltenham, Vic 3192

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 3**

**Area: 614 m2**

**Type: House**



Simon Wendt  
0395833246



Mark Blit  
0395833246

**\$1,600,000**

Beachside of Nepean Highway in this quiet street, this heartwarming 4 bedroom 3 bathroom family home is well zoned to suit your growing family needs. Welcomed by a formal garden, this 1930s treasure enjoys 3 spacious bedrooms downstairs (built in robes, guest bedroom with understair robe and rose-motif ensuite); a stylish lounge with modern elegant dining room, a central family kitchen with Smeg stove and 2 pantries elevated over the sun splashed family room (wood heater) and a bright family bathroom with European laundry. Extended to accommodate an amazing hotel-style parent's retreat, upstairs is like an open plan studio enjoying beautiful cross breezes and all day light, featuring its own study area, wet bar, lounge space, bedroom space, huge walk in robe and sparkling ensuite. The north facing rear garden is home to a wisteria covered alfresco area, outdoor spa and a patch of lawn for kids to play in the sun. Retaining some of its original charm with high ceilings, Deco cornices and picture rails, this much loved home is appointed with ducted heating, air conditioning, ceiling fans, security doors, a double carport, large garage plus parking bay. Zoned for both Beaumaris Secondary College and Mentone Girls' Secondary College, you'll be spoilt for schools knowing you are close to Mentone Grammar, St Bede's College, Kilbreda and Mentone Girls' Grammar, plus walking distance to Cheltenham Primary School, minutes to Charman Road shops, Westfield Southland, Mentone Village, 2 train stations, championship golf courses, glorious parks and reserves, as well as Bayside's best beaches.