

42B Eglinton Street, Kew, Vic 3101



Townhouse For Sale

Sunday, 23 June 2024

42B Eglinton Street, Kew, Vic 3101

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 159 m2

Type: Townhouse



Michael Richardson



Nick Fletcher
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\$1,150,000 - \$1,250,000

Immediately inviting and exceptionally located, this delightful three-bedroom retreat offers luxe low-maintenance living at its best. Spread across two inviting levels and beautifully presented throughout, this impressive home will appeal to young families, downsizers and investors alike. Framed by a leafy outlook, the tranquil formal living zone upon entry features split system heating and cooling for comfort, and direct access to the serenity of the atrium. Stepping up to the open plan family/meals zone at the rear, the sparkling well-appointed kitchen includes everything needed for culinary success including dishwasher and breakfast bar, with an opportunity for a contemporary upgrade if desired. Large windows frame the private rear yard and gardens, with sliding doors leading out for easy enjoyment with family and friends, while a single car space with roller door access to the back alleyway adds further convenience. A dedicated laundry space and powder room round out the ground floor, while upstairs, three generous bedrooms share the chic bathroom, two complete with built-in robes and split systems for ambient temperatures year-round. Ideally located for an active and connected lifestyle, just a short stroll to Kew Junction and High Street trams, shopping and eateries, within walking distance of Bellbird and Yarra Bend Park, and close to a fantastic selection of well-regarded schools including Kew Primary, Trinity Grammar, Ruyton Girl's School, Xavier College, MLC and Kew High School.

- Light-filled, easy-care home with three bedrooms & one bathroom
- Perfectly positioned just a short walk to Kew Junction & High Street
- Dual spacious living zones with tranquil leafy, garden outlooks
- Sparkling, well-appointed kitchen boasting breakfast bar & dishwasher
- Three generous bedrooms, two with BIR & split system heating & cooling
- Chic bathroom with shower, vanity & toilet, plus downstairs powder room
- Dedicated laundry facilities for optimum convenience
- Tranquil & private rear yard with patio, large storage shed & gardens
- Single car space at rear with roller door access to the back alleyway

Terms: 10% deposit, balance 45/60 days