

**4/3 Latrobe Street, Cheltenham, Vic 3192**



**Sold Unit**

Thursday, 22 February 2024

4/3 Latrobe Street, Cheltenham, Vic 3192

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 2**

**Type: Unit**



Pandelis Plousi  
0395846500



Jeff Cowan  
0395846500

**\$755,000**

Find your foothold in a sought-after pocket of Cheltenham thanks to the light-filled interiors of this well-presented unit. Offering young buyers and investors a ready-to-enjoy or ready-to-rent opportunity, it also comes with the option to modernise and enhance to suit your style. Dishing up a very liveable layout that opens to a distinct entrance hall flowing through to a really generous lounge, the floorplan also provides an inviting dining zone alongside a bright kitchen which takes in leafy outlooks of the low maintenance courtyard. Both of the bedrooms are genuine doubles that benefit from fitted wardrobes and share a full central bathroom with a convenient separate WC, while a proper laundry which opens to the yard is also offered. With ducted heating and a split system keeping the interiors comfortable year-round, the home is wrapped up by a lock-up garage and additional car space on title. Metres to the bus for a quick trip up to the station and restaurants or down to beautiful bayside beaches, this bright and breezy setting is also within easy reach of parks and golf courses and within the zones for Beaumaris and Mentone Girls' secondary colleges. For all enquiries please contact Jeff Cowan 0407 552 430 Hodges Mentone. Live Streaming via GAVL Hodges clients have the opportunity to watch live property auctions. Register to watch through [www.gavl.com](http://www.gavl.com) or copy & paste the property link: <https://x5u9a.app.goo.gl/YAxuc> To be able to watch online, you must download the free GAVL App.