

28 Ballater Street, Essendon, VIC, 3040



House For Sale

Sunday, 3 November 2024

28 Ballater Street, Essendon, VIC, 3040

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Type: House

Pretty as a Picture, Inside and Out!

This warmly welcoming and clearly loved home neatly straddles the divide between modern comforts and heritage appeal. Renovated over the years to extend its living and entertaining zones, it offers an immediately comfortable lifestyle for young families while offering plenty of scope for further personalisation.

Burnished Baltic pine flooring, triple casement leadlight glazing with stained glass detail, high ceilings and ornate plasterwork enhance three carpeted double bedrooms at the front of the home, each providing BIR's, main with walk-through wardrobe, and family bathroom (shower, bath tub, toilet).

A bright kitchen with adjoining meals and cosy log fireplace, boasts ample stone topped bench space, timber cabinetry and quality appliances (under bench oven, Smeg gas cooktop and dishwasher). The generous lounge winds through to a delightful formal dining room with window seat below semi-bay windows and double door exit to a covered alfresco deck. Practical laundry, linen cupboard and second toilet round out a beautifully presented interior, with additional ducted heating and split system cooling.

Clearly curated by a green thumb of great skill, the surrounding landscaping of this 735sqm (approx.) lot are a sight to behold. Redolent with fragrance and colour, and featuring a lush sideways fernery, the mature plantings will delight garden lovers. Bonus highlights include private ROW access to an oversized remote double garage containing plenty of workshop space and single roller to backyard.

A truly inviting property in an area rich in heritage and connection, walking distance to North Essendon Village, shops and supermarkets, lovely Lincoln Park, and all public transport options. Close to sought after schools, the bustling Keilor Road precinct, DFO and freeway/Citylink.