

8 Pooley Bridge Road, Mordialloc, VIC, 3195



House For Sale

Sunday, 3 November 2024

8 Pooley Bridge Road, Mordialloc, VIC, 3195

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Simon Wendt
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An Abundance of Single Level Warmth and Space

Situated in the coveted Epsom Estate, this impeccable 4 bedroom + study 2 bathroom single level home breathes warmth and relaxation into your entertaining. One with the garden, this classically inspired home enjoys a north facing study, an elegant sitting room, superb library (bookcase) and a sun filled main bedroom with walk in robe and tasteful ensuite. Turn the corner and the open plan living and dining area impresses with its connection to the garden, featuring a granite kitchen, corner windows embracing the garden view and access to a shaded alfresco deck that laps up the afternoon sun. Three further bedrooms offer spacious accommodation and built in robes, and are serviced by generous bathroom, separate toilet and family size laundry. The level lawn wraps around the home offering space for a pool or secure outdoor play for children and pets. A timeless tradition with modern flavour, this light filled abode is finished with timber floors, quality blinds and deep cornices, and appointed with ducted heating, evaporative cooling, speakers and a double auto garage with rear roller door and plenty of driveway parking. In a proud family friendly street, walk to four cafes, glorious parkland and walking trails to Mordialloc Creek and beyond to the beach, minutes to Mordialloc Village, the city train and a choice of public and independent schools. Note: Parkdale Secondary College zone.