

**85 Market Street, Sale, Vic 3850**



**House For Sale**

Friday, 9 February 2024

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**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 1011 m2**

**Type: House**



Chris Morrison  
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**\$975,000**

Located in an established area, just a short walk to the CBD, schools and Lake Guthridge is this exceptional family home surrounded by stunning landscaped gardens and mature trees. Cleverly designed to take advantage of the generous block, the property has so much to offer the astute purchaser. The timeless home has been exceptionally maintained and is a fantastic move-in-ready option for a growing family. The front doors open to a large welcoming entry which leads you to a peaceful and cosy front lounge room. The heart of the home is the expansive kitchen, dining, sitting and family area where you can spread out and enjoy quality time with family and friends. The kitchen is an absolute delight boasting new top-notch appliances, soft close to doors and drawers and beautiful stone benchtops. The private master suite has a lovely outlook of the garden and boasts a walk-in robe with custom cabinetry and a stunning ensuite with a walk-in shower and clawfoot bath. There are three further bedrooms (two with robes) that share the family bathroom. A well-appointed laundry, beautiful polished hardwood flooring, excellent storage, new window furnishings, and period features including ceiling roses, picture rails, lead-light windows and 10ft ceilings all add to the appeal of this fabulous property. Year-round comfort is assured with zoned ducted central heating, split system air conditioning, gas log heater in the sitting room, ceiling fans throughout and underfloor heating, heated towel rails to the ensuite and bathroom, security system cameras. Externally is just as inspiring with a decked alfresco featuring custom blinds and electric panel heating, a brick paved area with a fold-out awning, and amazing landscaped gardens incorporating fruit trees and a raised vegetable garden. Let's not forget about the shedding! The oversized 9 x 6m garage with direct access to the rear yard via a roller door, plus there's an additional 5 x 4m shed/workshop. This magnificent property really does have it all! For a Due Diligence Checklist go to: <http://www.consumer.vic.gov.au/duediligencechecklist>