

2/71 Fraser Avenue, Edithvale, Vic 3196



Unit For Sale

Wednesday, 8 January 2025

2/71 Fraser Avenue, Edithvale, Vic 3196

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Unit



Kimberley Ferguson
0413667228



Max McLaughlin
0474693575

\$870,000 - \$950,000

Bursting with character and brimming with warmth, this delightful, street-facing Edithvale cottage is sure to capture your heart. With its thoughtfully updated interiors, generous living and entertaining spaces, and central location just a short stroll from the pristine sands of Edithvale Beach, this home offers a perfect retreat for families, professionals, or those seeking the ease of single storey living. Beyond the privacy of a mature landscaped front garden and a private fence, a central railway sleeper path leads to the front door, and inside, high ceilings and polished timber floorboards sets the scene. Step through French doors into the spacious living area, complete with a cosy gas log fireplace and a flexible study nook/informal dining zone. The stylish stone kitchen is equipped with stainless-steel appliances and seamlessly connects to a generous dining area, providing a great setting for family gatherings. From here, step outside to a sun-drenched, north-facing courtyard featuring a merbau deck – a perfect space for alfresco entertaining. The spacious master bedroom is complete with a built-in wardrobe and stylish ensuite, while two additional bedrooms with built-in wardrobes share a central family bathroom, ensuring comfort for all. Complete with gas ducted heating, split-system heating and cooling, ceiling fans, a convenient euro laundry, and a secure single carport with space for an additional vehicle. Centrally located, this home places you within easy walking distance of Edithvale Primary School, the General Store Café, recreation reserve, Edithvale Train Station, and the stunning beach. Offering a wonderful lifestyle, this property is a must to inspect. To register your interest, please contact Kimberley Ferguson on 0413 667 228.