



1 Elm Grove BALACLAVA

3 1 2

Freestanding double fronted period home designed to perfection

\$ 1,340,000

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The perfect contrast of sleek contemporary flare and timeless period charm make this 3 bedroom freestanding double fronted Edwardian on approx 300m2 a sanctuary of impeccably good taste. Retaining the original charm of high ceilings, fireplaces, ceiling roses & leadlight windows, the home is also beautifully tailored to suit the needs of modern comfort with open-plan living/dining and double French doors opening to a private pergola-covered timber deck, wraparound courtyard & water feature. The sizeable renovated kitchen features stone benchtops, soft closing 2pac cabinetry and stainless steel Bosch gas cooking appliances & integrated dishwasher. Indulge and relax in the central designer bathroom featuring a freestanding bath & frameless shower. This low maintenance family home has everything you could possibly need with 3 massive bedrooms all with open fireplaces & 2 with built ins. Additional features of this stunning home include; Ducted heating, air conditioning, ducted vacuum, alarm system, solid oak grey wash timber floorboards, and the bonus of off-street parking for 3 cars by the remote controlled driveway & secure intercom entry. Walk to Caulfield Grammar, Yeshivah

