



**1/23 Talbot Avenue ST KILDA EAST**

**3** **2** **1**

## Space and Single Level Charm

Showcasing fantastic space and one of only two properties situated on the block, this wonderful single level bright residence offers relaxed and easy low-maintenance living with the picturesque Greenmeadows Gardens at the end of the street.

Comfort and size are the two defining qualities of this appealing abode, which provides two separate living zones which take the form of a carpeted lounge room with front garden views, and the open family/meals zone. This family/meals hub also has easy access to the practical kitchen which features quality appliances.

The master bedroom has a rear position away from the action and delivers a WIR and ensuite, while two other bedrooms with BIRs boast convenient entry to the nearby central bathroom. Also benefit from a laundry with external access, ducted heating, split system cooling, ducted vacuum, and single lock-up remote garage.

You're moments to the lively Carlisle Street with cafes and restaurants, renowned schools,

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