



**67 The Parade Ascot Vale VIC**

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Walk to Union Road shops and cafes from this charming, freestanding, two bedroom, Hawthorn brick Victorian home, sure to impress those seeking to enhance their investment portfolio, enter a prestigious market or looking for a classy downsize opportunity. Introduced by a traditional fretwork veranda, soaring rosette ceilings and a stunning corbelled arch hallway illuminated by huge sphere pendant lights to achieve memorable first impressions. Plantation shutters dress the windows of two large double bedrooms which precede a spacious open living domain, all luxuriously lined with blackbutt hardwood floorboards and comforted by individual split system air conditioning units. A full width lounge includes built-in shelving and entertainment unit and extends to the kitchen/meals area which boasts a full suite of appliances. There's also a bathroom, European laundry and a storeroom with study/studio potential. Outdoors inspires entertaining with a partially covered, huge decked

**Price** : \$ 1,035,000  
**View** : <https://www.alexkarbon.com.au/sale/vic/north/as-cot-vale/residential/house/6208854>



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