



**57 The Parade Ascot Vale VIC**

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For Sale by Expressions of Interest closing 20 March 2018 at 5pm.

Redefining family living this innovative four bedroom plus study, three bathroom property includes an ultra-modern, fully self-contained pool house with separate studio offering home based business potential or teenagers retreat. Astutely renovated/extended and finished to perfection, the original home comprises sophisticated lounge, brilliant open plan living/dining zones and sleek kitchen with stacker doors spilling to an alfresco entertaining area and heated in-ground pool. In the kitchen, a stone waterfall edge island, abundant cabinetry and fully integrated Smeg appliances, including gas cook-top, dual ovens, coffee machine, dishwasher and refrigerator, confirm excellence. Continuing the designer vibe are robed bedrooms, sublime ensuites and main bathroom. Boasts refrigerated air

**Price** : \$ 2,085,000  
**Building Size** : 170 sqm  
**Land Size** : 492 sqm  
**View** : <https://www.alexkarbon.com.au/sale/vic/north/ascot-vale/residential/house/6209056>



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Disclaimer: Please note plans are indicative only and not drawn to exact scale. All dimensions are approximate. Potential buyers should satisfy themselves of any pertinent matters.