



45 Strathmore Street BENTLEIGH VIC 3204

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\$650

Date available: 16 May 2025

[Book Inspection](#)

## COMFORTABLE HOME IN COVETED LOCATION

This comfortable three bedroom home occupies a corner block and sits within one of Bentleigh's most coveted pockets. Situated within the Valkstone Primary and McKinnon Secondary College catchments (S.T.S.A) you're within walking distance of both school campuses. This home has an abundance of space with large living and dining areas, three generously sized bedrooms plus an eat-in kitchen and sitting area.

Property features include:

- Spacious entry hall with storage
- Large lounge and dining area with plenty of natural light, gas fireplace and air conditioning
- Eat-in kitchen with induction cooktop and rangehood, electric oven, pantry and plenty of storage and bench space
- Oversized master bedroom with a wall of built-in robes
- Two additional large bedrooms, one with built-in robes
- Centrally located bathroom with separate bathtub, shower cubicle, toilet and vanity
- Second bathroom and combined laundry at the rear of the home with shower and vanity
- Powder room at the rear of the property for added convenience
- Sitting area at the rear of the home which could be utilised as a children's retreat or home office/study
- Single lockup garage plus an additional single carport

This home is an easy walk to almost everything you could need. Just 600m away is the McKinnon Reserve, sporting fields and off leash dog park. 700m away are the gates to McKinnon Secondary College and McKinnon Road bus stops, shops and services. Centre Road and East Boundary Road are close by and provide all the shopping, cafes, restaurants and conveniences you could want. Bentleigh and McKinnon train stations are both a 4 minute drive away. Moments to Moorabbin Hospital, Nepean Highway, bayside shopping precincts and beaches.

Looking to inspect this property?

Click on the "Book Inspection" button, provide us with your contact details and you are registered and ready to go!

Where there are no set advertised inspections, or the times listed don't suit, click on the "Request an Inspection" button, pop in your contact details and we will be in touch to arrange an inspection.

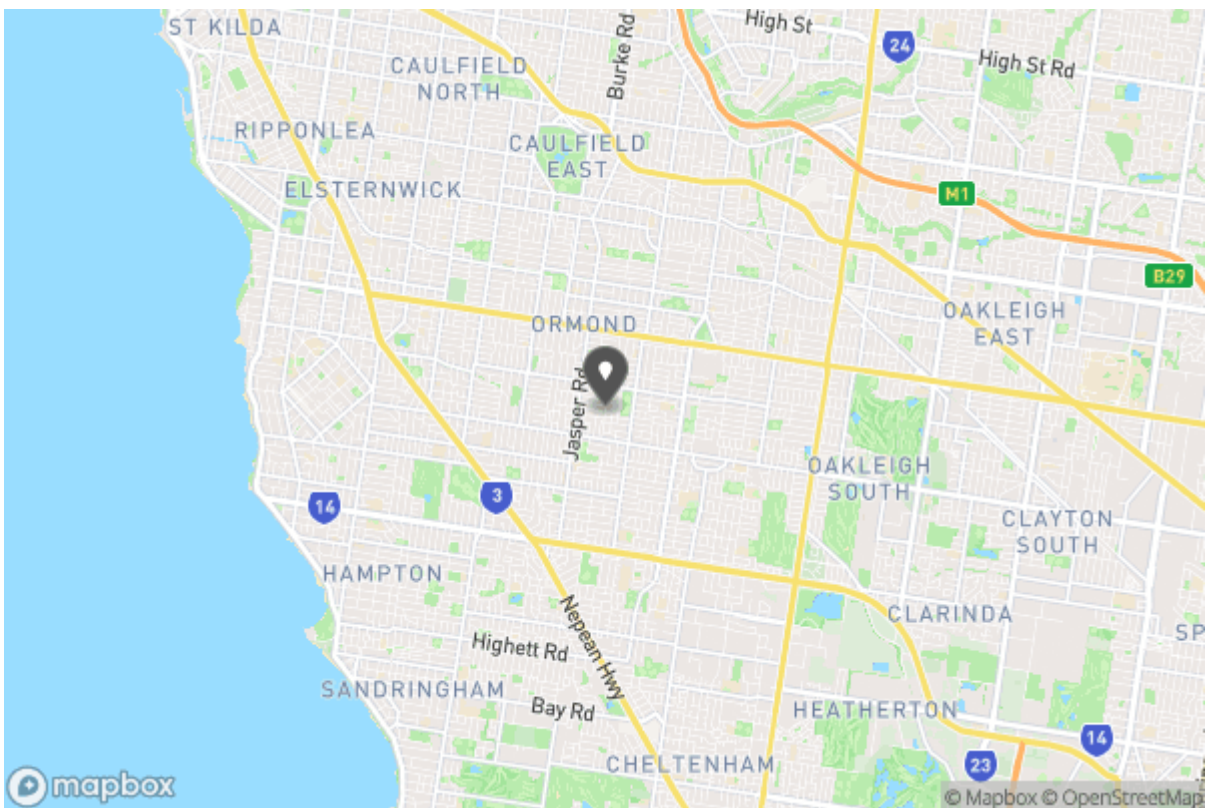
Please ensure that you register for inspections. If no one registers for an inspection time, the inspection may not proceed. Plus, by registering you will be automatically advised of any changes, updates, cancellations or future inspections.

# Gallery





# Location Map



# Floor Plans



Whilst every attempt has been made to ensure the accuracy of this floorplan & layout, measurements of doors, windows, rooms and any other items are approximate only. The producer or agent cannot be held responsible for any errors, omissions or misstatements. This plan is for illustrative purposes only and should be used as such.



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With our agency, you can book Property Inspections 24/7 on your computer, tablet or smartphone. When you do, you will receive an immediate response confirming your booking via email and SMS. Should the property be leased, the inspection time changed or cancelled for any reason, you will be informed the second it happens keeping you up to date.

You can also change or cancel your booking at any time if you no longer wish to attend or the times are no longer suitable. As part of your booking, we will send you reminders of the inspection as well as directions to the property to make the process of inspecting the property seamless.

Finally, should you wish to apply for the property, all of the relevant information including PDF or online applications details will be provided so you can apply as quickly as possible.

# Tenancy Application

A copy of the General Tenancy Agreement for this property, including all special conditions is available via the following link:

[Apply Online](#)

<https://2apply.com.au/Property?agentID=metropolemelbourne&uniqueID=IRE4711137>