

1 Kippax Street, Sunbury, Vic 3429



Sold House

Tuesday, 21 May 2024

1 Kippax Street, Sunbury, Vic 3429

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 347 m2

Type: House



Melinda Xiberras

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\$607,500

YOU'LL BE BOWLED OVER! Nestled within a tranquil neighbourhood, this home, on its own title, boasts an exterior that captivates from the moment you arrive. A picturesque lunette window commands your attention and a rose lined path to the front door welcomes you, hinting at the meticulous care poured into every detail of this gorgeous home, right from its inception. Step inside to discover a thoughtful layout designed to optimize both space and flow. Upon entry, the spaciousness of the hallway is a refreshing revelation that sets the stage for what lies beyond. Prepare to be enchanted as you step into the well-appointed kitchen where family meals and entertaining alike are done with ease and contentment. Ample bench and cupboard space is supported by quality appliances that include a wall oven, four burner gas cooktop, stainless steel canopy rangehood and dishwasher. A breakfast bar with waterfall edges invites you to linger over meals, while oversized windows flood the space with natural light, enhancing its allure. The first of two living areas is adjacent to the kitchen whilst the dining opposite seamlessly merges indoor and outdoor realms through stacker sliding doors ensuring the continuation of effortless entertaining to an under cover alfresco. Your second living area has generous proportions and tremendous opportunity to enjoy multiple styling options. Lovely plantation shutters separate the two living areas and allow opportunity to unite the living areas with cohesive functionality or to treat each space separately. It is a divine example of versatility and forethought where the demographic of buyer suited to the home has been at the forefront of the architect's mind. Offering three bedrooms, the layout provides optimal privacy for the spacious master bedroom, where you'll enjoy the semi-ensuite convenience of a two-way bathroom and abundant built in robe space. The remaining two bedrooms flank the entry hallway, are also generous in size and complete with built in robes and desks easily catering to the practical needs of the family. Upon inspection you'll note a host of amenities that include ducted heating and split system cooling ensuring year-round comfort and convenience, plantation shutters, pendant lights over the island bench, generous plumbed fridge cavity, thick profiled cornices, down lights, highlight windows to main living, high ceilings, ceiling fans, ducted vacuuming system, bathroom with semi recessed vanity, European laundry, new carpets to master bedroom and lounge, and a single garage with internal access. The perfectly sized garden is the first big tick for a buyer seeking easy living with manageable gardens that offer a tranquil retreat. With easy access to major roads, parks, schools, and your choice of the Aldi Complex or Rosenthal Shopping precinct, this home promises a lifestyle of both serenity and convenience. Discover the epitome of modern living in this meticulously crafted, captivating exponent of excellence and call Melinda Xiberras on 0400 461 631 today to book your private inspection. ****PHOTO ID REQUIRED AT OPEN FOR INSPECTIONS****