

# 1 Kirwan Close, Mount Clear, Vic 3350

**McGrath**

## House For Sale

Friday, 17 May 2024

1 Kirwan Close, Mount Clear, Vic 3350

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 700 m2

Type: House



Tony Zelencich  
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## **\$1,000,000 - \$1,050,000**

Embark on a journey of unparalleled luxury and comfort in this exceptional family home, where every detail is crafted to perfection. This residence seamlessly blends practicality with a sense of elevated living, creating a haven that is both functional and stylish. Experience the epitome of modern living in a desirable location, surrounded by natural beauty and convenience.

- Positioned for privacy, the spacious master suite features a ceiling fan, walk-in robe with built-in cabinetry, and a lavish ensuite offering a walk-in shower, double vanity with stone benchtops, and a separate toilet.
- Three additional bedrooms, each generously sized, offer built-in robes and access to a family bathroom adorned with a shower, bath, stone vanity, and a separate toilet and powder room.
- A well-equipped home office with ample built-in joinery creates a seamless workspace, perfect for remote work setups.
- The open-plan kitchen, living, and dining area boast 70mm stone benchtops, an island bench with pendant lights, electric touch cabinetry, a 900mm cooker, dishwasher, and a walk-in pantry, ideal for hosting gatherings.
- Enjoy movie nights in the home theatre room with a projector and screen, or let the kids thrive in the third living zone designed for activities and play.
- Gas ducted heating, two split system units, and American Oak flooring throughout create a cozy and inviting ambiance, while a functional laundry with a drying cupboard and ample storage enhance daily living.
- Entertain effortlessly in the undercover alfresco area with epoxy flooring, an outdoor kitchen featuring a built-in Webber BBQ and natural gas connection, a TV point, and a 6-seater spa for ultimate relaxation.
- A 7m x 5m shed with benches, TV point, and a pot belly complements the remote double lock-up garage with direct access and extra storage space.
- Double gates provide rear yard access, perfect for storing a caravan or trailer, while immaculate landscaped gardens and garden shed storage add to the property's allure.
- Situated in a sought-after area with natural surrounds, nearby walking trails including the Canadian State Forest, and close proximity to Midvale Shopping and quality schools, this residence epitomizes modern luxury living.