

# 1 Monty Ct, Rosebud, VIC, 3939

## Sold House

Friday, 14 April 2023

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Bedrooms: 4

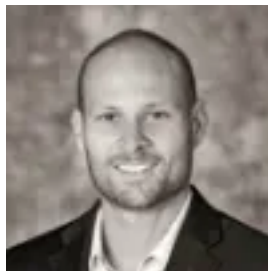
Bathrooms: 2

Parkings: 2

Type: House



Steve Granger



Jayden Seers

**SOLD by Steve Granger 0488 333 117**

Peacefully located in the leafy streets of Waterfall Gully, this four bedroom family home welcomes spacious open plan living and low-maintenance landscaping. Equipped with an array of creature comforts this single level residence unveils a spacious living area, home office and thoughtfully considered outdoor entertaining only moments from Rosebud's every amenity and shallow waters of Port Phillip Bay.

Set beyond a vibrant street frontage, a geometric facade opens to coffered ceilings and vast proportions, where the entertainment focus draws attention from front to back. Uniting space for the whole family to share a home cooked meal and quality time with friends, a free-flowing floorplan seamlessly unites indoor/outdoor connectivity through glass sliders. Abundant storage and a spacious island bench establish the kitchen as the heart of the home with dual ovens to nourish friends and family. Timber decking and sheltered dining space, complemented by multiple garden zones encourages fire-side entertaining amongst sun-kissed play space for the children.

Back inside, natural light fills a home office with built-in desks for the contemporary needs of a growing family. Intentionally zoned away from the living domain two additional robed bedrooms enjoy afternoon sunlight and neutral hues continued across a central bathroom. Comprising walk-in robe and ensuite, the master bedroom rests at the front of the home.

Evaporative cooling, gas ducted heating, dual lock up garage, workshop, and ample off street parking afford comfortable family living where the bush meets the bay just moments from YAWA swim centre, Rosebud Secondary College, retail centres and recreational delight.