

11-13 Edinburgh Road, Lilydale, Vic 3140



House For Sale

Monday, 27 November 2023

11-13 Edinburgh Road, Lilydale, Vic 3140

Bedrooms: 4

Bathrooms: 2

Parkings: 8

Area: 1665 m2

Type: House



Ashley Hutson
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\$1,200,000

AUCTION - Saturday 16th December at 10am (unless sold prior)A split-level sensation with beautiful garden aspects, this flexible family residence is perfectly set up to cater for the multi-generational family, home-based business operator, car enthusiast or tradie.Serving as a central hub from which the home expands, the large entry foyer flows through to the expansive family room with elegant bay window and adjoining dining zone, fitted with bookshelves and appreciating front garden aspects.Well-equipped to cater for family meals and entertaining, the spacious kitchen boasts 900mm Blanco appliances, LG dishwasher, walk-in pantry plus an island breakfast bench, with sliding doors spanning out onto a brilliant entertaining deck.Four robed bedrooms cater for the growing family and include three with built-in-ropes, serviced by a fashionable floor-to-ceiling tiled family bathroom with toilet and a powder room, while the master suite offers a walk-in-robe, twin vanity ensuite and balcony.A downstairs rumpus room forms the perfect space for entertaining or as a fabulous 5th bedroom/living space for extended family members, complete with an adjoining powder room, French doors leading out to a paved sitting zone and bi-fold doors opening onto the covered entertaining area and beautiful backyard with lush lawns and English-style gardens. Those running a home-based business will appreciate the huge office with internal and independent access, while tradies, car enthusiasts and handymen will love the under-house storage/workshop and double garage/workshop in addition to a massive 6-car garage with rear roller door and dual driveways.Further appointed with a large laundry, walk-in storage, under stair storage, split system heating/air conditioning, water tank plus a shed.Superbly situated on a brilliant 1665sqm approx. corner allotment, close to Lillydale Lake, Edinburgh College, Lilydale High School, Birmingham Primary School, Mooroolbark East Primary School, Mooroolbark shops, Lilydale shops, buses, trains and Eastlink.