

**11 Roslyn Street, Brighton, Vic 3186**



**Sold House**

Friday, 27 October 2023

**11 Roslyn Street, Brighton, Vic 3186**

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 604 m2**

**Type: House**



Greg Downes  
0413592905



Paul Bond  
0419519311

**\$2,920,000**

With substantial single-level living for today, perfect land for tomorrow, and the blue-chip address of a lifetime, this 604sqm (approx) property is a singular find. An early Inform Design, this four bedroom, two bathroom home captures north sun with a courtyard-wrapping layout featuring lounge-dining and a vast master-suite around a paved central courtyard, and a light-filled family zone stepping out in two directions - including to decking in a sunny poolside garden. Designed to adapt to every stage of family life with secondary bedrooms zoned in a rear wing, and a fourth bedroom positioned to double as home-office, the home showcases signature Inform Design features including a butlers' pantry for the stainless-steel appliance kitchen, a huge walk-in robe alongside the ensuite, and an extra-large laundry. Centrally heated, reverse-cycle air-conditioned and fan-cooled with a warming open-fireplace and a handy ducted vacuum system, the home is set in well-utilised grounds with broad lawns beside the fully-fenced pool and a double auto-garage with parking in front. A substantial entry or downsizer at this highly-sought address, this immensely liveable and rentable home is also perfect to rent or enjoy until it's time to capitalise on this blue-chip address. Positioned to take advantage of Church St's café society and Hampton St's latte strip, this is a singular lifestyle opportunity; within a walk of the South Rd Colleges (St Leonard's and Haileybury), a stroll to Brighton Beach station, and easily in reach of Dendy St beach.