

# 13 Ripley Court, Ringwood, Vic 3134



## House For Sale

Thursday, 13 June 2024

13 Ripley Court, Ringwood, Vic 3134

Bedrooms: 4

Bathrooms: 2

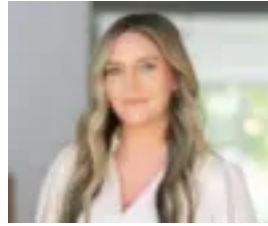
Parkings: 2

Area: 651 m2

Type: House



Jay Carroll  
0433266162



Cara Vowles  
0423613981

**\$1,150,000 - \$1,250,000**

A vision of family comfort, this beautiful residence relishes the appeal of dual living zones and indulgent alfresco entertaining, all whilst appreciating the peace and privacy of its court setting. Federation influences give character to the attractive facade, where external timber embellishments are complemented inside with elegant cornices, hallway fretwork and several window seats offering an abundance of storage. Cleverly designed to satisfy the growing family, the home's light-filled dimensions embrace the appeal of a carpeted lounge room plus an open plan living and dining zone that is perfect for family nights in or entertaining with friends. An open fireplace creates an ambient glow throughout the space, while French doors swing open to reveal a wonderful alfresco with built-in kitchenette and ceiling fan, plus a delightful backyard with brick BBQ, established gardens, chicken run (three chickens included - optional) and fruit trees. A country-style kitchen underpins the open plan domain, incorporating stylish timber benchtops, soft-close cabinetry, AGA dual fuel cooker, double ceramic sink, breakfast bench plus a pantry fitted with convenient drawers. Four robed bedrooms provide excellent accommodation for growing families and include a master with his/her built-in-robies, ceiling fan and twin vanity ensuite, further complemented by a twin vanity bathroom, separate toilet and laundry. Packed with extras including ducted heating, evaporative cooling, ceiling fans (in all bedrooms), solar panels with HIVE battery, two water tanks (with pump), ducted vacuum with kitchen sweep point, extensive storage (including attic, under house, linen, etc), mains gas connection for BBQ's, wood shed with power and 2 year supply, chicken shed, garden shed, workshop with shelves, cupboards and workbench plus two driveways, with one leading to a double carport while the other is ideal for caravan storage or additional vehicles. Perfectly positioned within easy access to the area's finest schools, such as; Yarra Valley Grammar, Kalinda Primary School, Melba College and Norwood Secondary College. Whilst close to buses, parkland, Ringwood North Shopping Village, Eastland Shopping Centre plus Eastlink.