

14 Avenue Athol, Canterbury, Vic 3126

House For Sale

Sunday, 26 May 2024



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Bedrooms: 4

Bathrooms: 4

Parkings: 3

Area: 780 m2

Type: House



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Architecturally designed to offer luxury on a grand scale, this classically elegant modern family home provides impeccable four-bedroom three-bathroom (plus powder room) accommodation in a blue-chip Golden Mile address just minutes from premium private schools, Maling Road Village and both Camberwell and Balwyn shopping. Its outstanding design caters beautifully to a contemporary family lifestyle with generous, light filled proportions offering multiple formal and family living areas, effortless indoor/outdoor entertaining, a private top floor parents' domain, indoor plunge pool/spa with sauna and oversized remote triple garage, set in mature landscaped gardens. Gently elevated and set back on a magnificent 780sqm with broad 18m (approx.) frontage, a striking façade and soaring double height entry form a powerful first impression, introducing a large family layout clearly designed for easy living and any scale entertaining. Elegant formal living and dining areas have been carefully designed with a sweeping bay window that provides glorious front garden views and natural light whilst a fully equipped granite kitchen with walk-in pantry, open plan living and dining areas featuring extensive library storage, open study and an open fireplace, a rumpus/retreat and the indoor pool/jacuzzi with sauna and bathroom all enjoy a northern focus, leading to expansive alfresco entertaining areas amidst the easy landscaped gardens. Four oversized bedrooms include three with built-in robes and a study/fourth bedroom in their own wing with a family bathroom and laundry with the palatial upstairs main bedroom suite including a landing retreat, walk-in robe and double ensuite. Includes alarm, intercom (including front door video), broadband, ducted vacuum and numerous areas for family to work and /or study from home. A long list of highlights includes ducted heating, split cooling, extensive built-in storage, high ceilings with architectural clerestory windows, internally accessed oversized garage with workbench. Walk to Camberwell Grammar Schools and Canterbury Girls Secondary College, parkland, trains, and Burke Road trams with minutes to Kew private schools and Camberwell Junction shopping precinct. The property has a lot of flexibility with no Heritage Overlay (STCA) an excellent opportunity to build a grand new home or multiple dwellings to take advantage of this elevated site with a wide frontage.