

# 14 Balmoral Road, Montville, Qld 4560

## Sold House

Thursday, 15 February 2024

14 Balmoral Road, Montville, Qld 4560

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 4**

**Area: 5 m2**

**Type: House**



Rodney Millett  
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## Contact agent

Offering the absolute best of European inspired design, in a very private rural setting, Balmoral offers an enviable retreat from everyday life. Balmoral invites you to live warmly and elegantly; guests will be welcomed to generous spaces and stylish accommodations. Gorgeous high ceilings, light-filled rooms via large windows and French doors, Spanish tiles and polished concrete floors all create a modern space with warmth and charm. Here is the opportunity for families and investors alike to create a future of potential. Growing families will revel in the space, palatial inground pool and 13 acres of land. A separate 2-bedroom shed-cottage also provides income potential or the opportunity for dual living. Balmoral would be highly coveted for special events and accommodation; its grand entrance and treelined drive delivers a truly memorable experience. Inside, open plan living combines seamlessly with private, intimate spaces to create the best of family living. The open kitchen, dining and lounge combine with a more formal living room with fireplace, and a media room leads to the paved entertaining area leading to the inground pool. Each room offers a view of the property and quaint French doors lead off the master bedroom and living spaces to outside and its very special Australiana vista. • Master built, elegant homestead infused with French Provencal on 13 very private acres; a grand entrance awaits • Hamptons style open plan kitchen, living and dining accentuated by checkerboard and polished concrete floors, high ceilings and ornate features • Miele and Smeg appliances, an abundance of storage, large peninsula bench to gather and plenty of workspace for the home cook • Formal living room with fireplace • Media room leading to a covered entertaining space and 9-metre x 5-metre sandstone pool • Attractive built-in cabinetry, lighting fixtures and ornate handles • Master bedroom with large walk-in robe and en suite leading through French doors to the 3-metre-wide verandah with exposed timber beams • 5 large bedrooms, master en suite and 2 family bathrooms with accent Spanish tiles • Huge walk-in pantry connected to a separate laundry • Underfloor heating in the bathrooms and under the polished concrete • 3 metre wide expansive, covered verandahs • Lush cottage gardens, scented vines, manicured hedges and sprawling lawns • Gums and Bunyas, Macadamia orchard, Jasmine, Conifers, Citrus, Staghorns and Magnolias • Flowering shrubs, shade trees and pebble walkways • Separate 2-bedroom shed-cottage with additional storage area • Views to Buderim and the Sunshine Coast • Incredible storage throughout • Oversized garage and plenty of onsite parking • 4 concrete water tanks, Biolytix system and cleared land for horses and livestock • Potential for the development of guest cottages on the property and use as a wedding and special event venue The vibrant town of Maleny is just a 13 minute drive away and the quaint village of Montville is an easy 5 minute walk away. Nature is on your doorstep and you'll be positioned to take advantage of the incredible walking and cycling trails. Restaurants, cafes and unique shopping are all there to be explored from this property and the beaches of the Sunshine Coast are a 30 minute drive away. Balmoral offers the ultimate in refined semi-rural living for the discerning buyer. Book your private inspection with agent Rodney Millett today. \* Inspections for this property are strictly by private appointment only. Please respect the peace and quiet of our very important neighbours and do not enter the property grounds without being accompanied by an agent. \*\* All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries.