

**14 Robins Avenue, Portland, Vic 3305**



**House For Sale**

Wednesday, 3 January 2024

14 Robins Avenue, Portland, Vic 3305

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 4**

**Area: 1589 m2**

**Type: House**



Assets Real Estate  
0355223333



Ben Nash  
0355223333

**\$639,000**

Welcome to 14 Robins Avenue, Portland – a charming 4-bedroom family home nestled in the highly sought-after West Portland neighborhood. This residence stands as a testament to premier architecture, showcasing a timeless design that perfectly harmonizes with its surroundings. Built with careful consideration for optimal sun exposure, the sunken main family lounge is a true highlight of this residence. Exposed beams and a warm wood fire create a cozy and inviting atmosphere, making it the perfect space for family gatherings or quiet evenings. Boasting two living areas and four well-appointed bedrooms, this home offers ample space for both relaxation and privacy. Two bathrooms, strategically placed at either end of the house, ensure convenience and comfort for the entire family. The heart of this home is the country-style kitchen, positioned above the expansive outdoor entertaining area, it provides a delightful vantage point to enjoy the picturesque views of the wonderfully large and well-maintained cottage-like garden. Step outside, and you'll discover a property with generous front and backyard spaces combining to make a 1591m<sup>2</sup> double block size. The rear yard is home to a substantial 12 x 7-meter shed – a versatile space that effortlessly accommodates family vehicles and provides room for a workshop. This shed is a practical addition, allowing for both storage and hobbies to coexist. Another string to the bow of this home is the proximity of the Alexandra Park Precinct with sporting teams for the kids to join and train with, walk the family dog or make use of the BMX riding track. Whether you're drawn to the allure of the sunlit lounge, the heartwarming kitchen, or the spacious outdoor entertaining area, 14 Robins Avenue promises a lifestyle of comfort and tranquility. Don't miss the opportunity to make this house your home – where timeless design meets modern living. Contact us now to schedule a viewing and experience the charm of this West Portland gem for yourself.