

# 15 Fawkner Crescent, Armstrong Creek, Vic 3217



## Sold House

Tuesday, 17 October 2023

15 Fawkner Crescent, Armstrong Creek, Vic 3217

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 2**

**Area: 512 m2**

**Type: House**



David Sprague

**\$1,000,000**

The first thing that will strike you upon entering this grand custom built designer home is the sense of space and craftsmanship build quality. With its herringbone pattern timber floors and dado panelling to all hallways, luxury kitchen and 3 bathrooms this property is truly awe inspiring. Located on quiet Fawkner Crescent with a short stroll to the Anchoridge Central Park and playing field this home will appeal to the discerning large family buyer. Featuring: - Five bedrooms: 2 main bedrooms (one downstairs and one upstairs) both with ensuite and WIR and a further 3 bedrooms and or guestroom with BIR's and luxury carpets throughout- Large open plan living and dining area with timber floors opening onto a landscaped garden and North facing undercover deck and low maintenance backyard that takes advantage of all day sunlight- Separate study/rumpus ideal for work from home office- Upstairs separate TV/lounge or kids retreat - Air conditioned and ducted heating throughout - Fully insulated to maintain a more even temperature- Designer kitchen with central island marble bench top and a large butler's pantry and soft closing cupboards and doors- Laundry with walk in linen cupboard - 7-8 star rating - Double glazed windows throughout- Insulation - Full r5 to ceiling r2 to walls - Recycled water - Solar hot water - 6 data points and antenna points- NBN live through Telstra - Engineered oak herringbone pattern timber floors- Dado rails throughout - Stone bench tops throughout - Top of the line Westinghouse kitchen appliances - Black manufactured stone sinks throughout - Timber panelling to alfresco ceiling- High end architraves - Timber panel doors - Oversized door heights- Black hinges and striker plates to all doors - Led wall lights- Evaporative ducted air con to all upstairs rooms - 2550 ceiling height upstairs - 2700 ceiling height downstairs - Premium carpet underlay - Vinyl wrap to all draws - Fly screens to all windows - Oversized bedrooms Located only minutes to Warralily Shopping Centre and cafes and restaurants, Primary Schools and Secondary Schools everything you need is at your doorstep. An inspection will guarantee to impress. This home far surpasses the price advertised and could not be built for this price.