

**16 Eyre Street, Balwyn, Vic 3103**

**KAY & BURTON**

**House For Sale**

Wednesday, 8 May 2024

**16 Eyre Street, Balwyn, Vic 3103**

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Judy Balloch  
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## **Auction Saturday 1 June at 11am**

Exceptional family functionality in an extensive two-level setting overlooking beautiful landscaped gardens and a swimming pool oasis is the sought-after focus of this substantial four bedroom and study residence from highly-regarded InForm Design. Peacefully located in a park-side lifestyle pocket, this outstanding Daniel Robertson brick home presents a superb-quality family opportunity close to shopping precincts, public transport and Balwyn and Kew's excellent schools. Entered from oak treelined Grey Street, an expansive interior on polished hardwood floorboards is perfectly zoned for harmonious family living starting with a north-facing formal wing including a fitted executive study and a large lounge room with an impressive fireplace. Central is a powder room and full-size laundry (chute) before spacious family dining and living areas (OFP) adjoining a stunning Smeg/Miele-appointed kitchen with stainless-steel and stone benchtops and a walk-in pantry. Upstairs accommodation continues the family-friendly design with a second powder room, stylish bathroom, separate children's wing including a lounge retreat and three robed bedrooms plus a magnificent main suite boasting a heated-floor/towel rail ensuite, walk-in robe and huge north-facing bedroom with views. Other features include central heating, cooling, ducted vacuum, electric blinds, valet intercom, external speakers, a storeroom and remote-control double garage. Glorious low-maintenance garden areas with wide-ranging decking, layers of greenery and picturesque autumnal hues are accessed from multiple points leading to a sublime self-cleaning and solar-heated pool and spa for secluded, secure and sunlit alfresco entertaining. A remarkable indoor-outdoor family sanctuary, this impeccably presented and light-filled sanctuary is enviable located just a short stroll to Deepdene Primary School, parkland trails, cafes, Boccaccio SUPA IGA and trams.