

17 Birkdale Avenue, Heatherton, Vic 3202



House For Sale

Thursday, 16 November 2023

17 Birkdale Avenue, Heatherton, Vic 3202

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: House



Lauren Chambers
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Mia Aleari
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\$1,180,000-\$1,250,000 | Private Sale

Enjoy the peace that washes over you in the esteemed 'The Heath' estate, this impressive, family entertainer offers peaceful, light-filled family comfort in abundance. Atop a beautifully developed 484sqm (approx.) block - being one of the largest allotments in 'The Heath'. Surrounded by lush, leafy gardens, this gorgeous home has been designed for absolute enjoyment with multiple north-facing indoor and outdoor spaces to sit and enjoy the picturesque gardens and northerly sunshine. Modern and stylish throughout an innovatively designed floor plan that takes maximum advantage of the 26m (approx) north-facing boundary. Featuring ducted gas heating & cooling, and ceiling fans throughout, stylish decor, beautiful plantation shutters and timber floorboards, quality carpets, large sunlit windows, alarm system, double remote garage with internal access and a welcoming front entry. Comprising three large bedrooms with robes plus an upstairs study nook, two beautiful bathrooms plus a powder room/3rd toilet and separate laundry servicing the lower level. The impressive master suite with a stylish ensuite with twin vanities and a balcony, and the pristine family bathroom with a deep bath and a shower. Multiple separately zoned living and dining zones with great separation and privacy between - the three downstairs zones are accompanied by a chic kitchen. Featuring a window splashback with a garden view; stone benchtops and an island/breakfast bar with stylish pendants overhead; quality cooking appliances and a dishwasher. Connecting seamlessly with the incredible outdoor entertaining under a huge cantilever umbrella, plus a covered timber deck and a 3rd firepit sitting area with built-in bench seating amongst thriving gardens and a stunning fanning of high bamboo running the entire length of this incredible, sprawling backyard. Surrounded by trees and multiple neighbourhood parks within minutes on foot. Walk to The Kingston Centre/Monash Health, Kingston Heath & Capitol Golf Clubs and Kingston Heath Primary; and close to DFO, Southland, the Charman Road strip, Cheltenham Station, and beautiful Mentone Beach. PLEASE NOTE: *Every precaution has been taken to establish the accuracy of the above information but does not constitute any representation by the vendor or agent.* Photo ID required at all open for inspections