

17 Christine Avenue, Alfredton, Vic 3350

House For Sale

Thursday, 16 November 2023

Doepel Lilley+Taylor
Real Estate. Est. 1888

17 Christine Avenue, Alfredton, Vic 3350

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 826 m2

Type: House



Robert Cunningham



Leigh Hutchinson
0407861960

\$690,000 - \$730,000

An impressive four bedroom family home situated on an 826m² allotment of beautifully established landscaped gardens in the much sought-after original part of inner Alfredton. Close to and/or within walking distance to schools both public and private, childcare, parks, shops, cafes, golf club and a short distance to major shopping centres, Lake Wendouree, medical facilities, train station and the Ballarat CBD. Right from the lovely architectural street appeal this immaculate property presents the perfect blend of comfort and style with unique and striking features capturing an essence of a Tuscan styled and enchanted oasis inside and out. Sure to delight even the most fastidious of buyers with its impeccable design elements and extensively renovated over the years treating you to an abundance of versatility within the spacious floorplan to suit individual requirements incorporating both formal and casual living. The heart of the home is the stunning well-appointed kitchen and dining area, a melody of sophistication and blended modern style connecting via sliding doors to the outdoor under cover patio area, superbly framed by the colourful rear garden an idyllic space for entertaining or relaxing. The lavish master suite is complete with built in robes and ensuite, the remaining two bedrooms are fitted with built in robes and the option is readily available for a fourth bedroom with three bright and airy living spaces on offer to cater for everyone to find their own space or that extra bedroom, study, home office or library. Other dedicated features to note are; year round comfort is provided with floor ducted central heating plus ducted ceiling heating and cooling and a split system, double glazed windows, built in bar, a large laundry/mudroom fitted with attic storage that connects to the outdoor undercover decked area, also adjoins the family/rumpus room and provides direct access to the workshop an ideal space for the home handyman or craft enthusiast, double lock up remote garage with rear roller door access and designated area for trailer, boat or van. This property is layered with charm and elegance, exceptionally private, significant in unique blended luxury and is convenient to all amenities! Don't miss the opportunity to make it yours, call Rob today.