

**18 Braewood Avenue, Ringwood East, Vic 3135**



**House For Sale**

Wednesday, 3 April 2024

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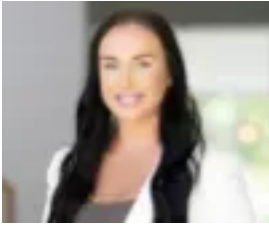
**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 1023 m2**

**Type: House**



Olivia Nichols  
0451820991



Louise Carrigg  
0414827652

**\$1,350,000 - \$1,400,000**

Overflowing with character, space and immense lifestyle appeal, this exceptional Ron Englehart home sets the scene for unparalleled living, with captivating formal, family and outdoor spaces along with ample accommodation for the growing family. Majestically resting on an elevated 1040sqm approx. allotment, the home captivates from start to finish, with its light-infused interior drawing you through to an elegant formal lounge, highlighted by a soaring cathedral ceiling, clerestory windows and a radiant open fireplace, while the adjoining dining zone spills out onto the paved entertaining zone and beautiful backyard boasting established gardens. Appreciating verdant leafy aspects, the spacious family room is overseen by the central kitchen, equipped with stone benchtops, Chef appliances (900mm gas cooktop and oven), Bosch dishwasher plus a breakfast bench. The functional family layout offers parents and children their own private space, with the master bedroom boasting his/her built-in robes plus an ensuite, while the three children's bedrooms are nestled together and offer built-in robes, serviced by a family bathroom, dual access toilet, large laundry and office. Providing extra appeal, the home features a wall heater, gas ducted heating, split system air conditioning, water tank, garden shed plus a double lock-up garage. A magnificent setting adjoining Wombolano Park adds to the home's incredible appeal, while additional lifestyle benefits include, easy access to Eastwood Primary School, Tinternvale Primary School, Tintern Grammar, Heathmont and Ringwood East shops, trains, Eastland Shopping Centre plus Eastlink.