

**19 Kirkford Drive, Mooroolbark, Vic 3138**



**House For Sale**

Friday, 5 April 2024

**19 Kirkford Drive, Mooroolbark, Vic 3138**

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 4**

**Area: 864 m2**

**Type: House**



Harry Fares  
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**\$900,000 - \$990,000**

Positioning itself as the ideal family home, with nothing to do but move in and enjoy for many years, this traditionally spacious and modernised home that sits on a solid concrete slab could not be better placed to provide a life in perfect balance. Occupying an 864 sqm (approx.) block, past an abundant open front yard you're welcomed inside by warming timber floors that flow throughout an expansive open plan living, dining and contemporary kitchen precinct with bay windows and an abundance of natural light. Incorporating granite benches, stainless steel appliances including a Bosch dishwasher, Blanco 900mm gas cook top and oven, a range hood, as well as a breakfast bar and plenty of custom soft-close cabinetry the kitchen really forms the centrepiece of this conducive layout. Bedrooms with robes are tucked away from the main living zones, the master has a walk-in robe and its own modern en-suite, while all have proximity to the bright main bathroom with shower and separate free-standing bath. A pristine covered outdoor entertaining area is accessed via beautiful bi-fold doors and provides the perfect vantage point to supervise the kids and pets playing in the lush layered backyard with cleverly tiered gardens, lawns and kids' play space. Gas ducted heating, evaporative cooling, a double carport and tandem garage are valued additions to a comfortable and connected package located close to all you could ever need. Within walking distance to the Chirnside Park Shopping Centre, Chirnside Park Homemaker Centre, Rolling Hills Primary School, Mooroolbark College and Oxley Christian College, close to central Mooroolbark shops, cafes and train station, with great connection to Manchester Rd, Bellara Drive, Hull Rd, Dorset Rd, the Maroondah Highway, Eastland and Eastlink.