

# 1A Sweyn Street, Balwyn North, Vic 3104

 Real Estate

## House For Sale

Wednesday, 8 May 2024

1A Sweyn Street, Balwyn North, Vic 3104

**Bedrooms:** 5

**Bathrooms:** 4

**Parkings:** 4

**Area:** 1234 m2

**Type:** House



Duane Wolowiec



Jin Xu

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**\$3,000,000 - \$3,300,000**

This unique property presents the rare offering of an early Greythorn farm homestead dating back to 1917 part of an original apple orchard. The family residence now graces a large garden allotment of approximately 1,234sqm with a wide frontage. During past years it has undergone further extensions focusing on attention to detail whilst sympathetically preserving and replicating its beautiful period attributes including numerous bay and coloured lead light windows, arched hallway, extensive timber fretwork, stained woodwork, picture rails and high decorative ceilings with roses. The property now offers an opportunity to further update and enhance the interior or given the land size, Developers may utilise the property for the construction of new luxury town residences (STCA). Classical period elegance is imbued throughout the residence, from a facade reminiscent of English styling, to spacious rooms typical of an era. Featuring a wide entrance hall flowing to two downstairs bedrooms, the main bedroom has a WIR and both have ensuites, a formal sitting room and a magnificent formal dining room and a family bathroom. The family living domain includes a stylish kitchen equipped with granite and stainless steel bench tops, prestige AEG/Miele appliances, adjacent laundry and mud room. Plus an expansive informal living and dining room opening to a covered outdoor dining area with a gas barbeque kitchen. The split-level upstairs areas feature a retreat/billiard room, beautiful timber fitted study, three further bedrooms, a second family bathroom and front balcony. Other features include ducted heating R/C air conditioners, OFP and gasLFP, period-style bathrooms, ample internal and roof storage, cellar, auto gates and sweeping driveway to a remote 4-car garage with workshop and turning area. This amazing property is situated near Greythorn Road, enhanced by a coveted location minutes from Balwyn Plaza shops, Westfield Doncaster, Boroondara Sports Complex, Greythorn Primary and Park or Gordon Barnard Reserve and Koonung bike trails for recreation; plus public transport options and quick access to the Eastern Freeway for travel to the CBD, Mornington Peninsula or the Yarra Valley.