

**2/4 Lambourne Ave, Rowville, VIC, 3178**

**Sold Unit**

Friday, 14 April 2023

2/4 Lambourne Ave, Rowville, VIC, 3178

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Unit**



Peter Dodd



Stephen Dodd

## **AUCTION CANCELLED - UNDER CONTRACT**

Beautifully blending house-sized proportions across an easy-care allotment, this single-storey residence embraces a private setting, where a compelling combination of space and modern practicality presents on the fringe of the Dandenong Ranges National Park.

Hard-wearing flooring anchors a fresh colour palette beyond a solid brick construction, as a familiar floorplan cleverly zones entertaining and accommodation. A relaxed and light-filled living and meals spills to an open kitchen where a walk-in pantry and modern stainless steel appliances (gas cooktop and wall oven) serve to comfortably host friends and family. A formal lounge extends internal entertaining whilst outdoors, a covered alfresco sits backdropped by established gardens.

Serene privacy embodies the master suite, complete with ensuite and walk-in robe, before a bedroom wing furthers accommodation with two secondary bedrooms and a central family bathroom. Comforted by ducted heating and a ducted air conditioning system, the home's functionality is enhanced by cable tv point, double car garage with internal access, water tank plus pump and a small rear shed.

Cradled within local reserves and a sweep of local education, a convenient address sits central to Rowville, Lysterfield, Ferntree Gully and Knox, with Rowville Lakes Shopping Centre only moments from home.