

**2 Belgrove Avenue, Balwyn, Vic 3103**



**House For Sale**

Thursday, 1 February 2024

2 Belgrove Avenue, Balwyn, Vic 3103

**Bedrooms: 5**

**Bathrooms: 5**

**Parkings: 2**

**Type: House**



Kelly Sun  
0430366721



Juliette Zhou

**\$5,300,000-\$5,580,000**

Presenting an exquisite showcase of opulence and superior craftsmanship, this expansive two-story manor epitomizes decadence with high-end finishes. Nestled within the highly sought-after Balwyn High School Zone, the residence enjoys a prime location, mere steps away from buses, Macleay Park, SUPA IGA, trams on Burke Road and Whitehorse Road, as well as an array of cafes, shops, restaurants, Palace Cinemas, and prestigious schools including Balwyn High School, Balwyn North Primary School, Deepdene Primary School, Camberwell Grammar School, and Camberwell Girls Grammar School. This meticulously crafted 5-bedroom, 5-bathroom residence spans approximately 60 squares and boasts European Oak parquetry, panelled walls, and lofty ceilings. The grandeur of the home unfolds as you step into the sublime lounge featuring a marble gas log fireplace and marble bar, a dedicated home theatre, and a dining/retreat area with tranquil pool views. Designed for flawless entertaining, the state-of-the-art Miele/Calacatta marble kitchen, complemented by a second kitchen, is positioned to face the open-plan meals, living, and alfresco areas with an outdoor kitchen. Each of the 5 bathrooms is a testament to luxury, combining elements of travertine, marble, and Villeroy & Boch basins. Additional features include a teen retreat, ducted heating/air-conditioning/vacuum, CCTV, and a double auto garage. The property resides in the Balwyn High Zone and is in close proximity to elite private schools. Photo ID is required for all inspections. Don't miss the opportunity to experience the epitome of sophistication and elegance in this prestigious residence. Expressions of Interest are invited until 5:00 PM on the 17th of February. Disclaimer: We have in preparing this document used our best endeavours to ensure that the information contained in this document is true and accurate but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies, or misstatements in this document. Prospective purchasers should make their own enquiries to verify the information contained in this document. Purchasers should make their own enquires and refer to the due diligence check-list provided by Consumer Affairs. Click on the link for a copy of the due diligence check-list from Consumer Affairs. <http://www.consumer.vic.gov.au/duediligencechecklist>