

# 2 Naughton Grove, Blackburn, Vic 3130

## House For Sale

Tuesday, 20 February 2024

2 Naughton Grove, Blackburn, Vic 3130

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 838 m2

Type: House



David Taylor  
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John Taylor  
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**\$1,950,000 - \$2,100,000**

The highly sought-after Blackburn Lake precinct is home to this substantial 4 bedroom family residence. In treed surroundings opposite Blackburn Lake Sanctuary, enveloped by peace and tranquility, this quality-built, one owner Fasham home represents a dream come true for discerning families who covet this tightly held locale and eagerly await its next real estate offering. The iconic Fasham design ethic of vast open living areas capturing natural light through large windows, high ceilings and clerestory glazing, enchantingly draws the lush garden into the home. The spacious living room features an OFP and custom shelving. The open dining room is an entertainer's delight, while the combined kitchen/family/meals area flows easily out to the covered, multi-purpose alfresco space. Relax, dine or party there, observe the birdlife or simply enjoy the solitude. The stylish kitchen (just 6 years old) features vast granite benches and glass splashback, ample cabinetry including a walk-in pantry, and dual ovens, of which one is a steam oven. The family-functional accommodation comprises the large main bedroom with ensuite, spotless family bathroom, 2 further family bedrooms and a generous 4th bedroom/study at the front of the home. Zoned for Blackburn High School and Blackburn Lake Primary, close to St Thomas the Apostle Primary. Minutes to Blackburn Village and Station, bus services, Whitehorse Road retail outlets and Forest Hill Chase. Walk for fitness or pleasure along the trails at Blackburn Lake Sanctuary with picnic facilities and playground nearby, or the tranquil path of the Creeklands Reserve.\* Ducted heating and refrigerated air-conditioning\* 2 split system air-conditioners\* Security alarm\* Paved driveway and garden paths\* Recently installed automatic irrigation system for the garden\* Tiered natural garden surrounds\* Double auto garage with rear door Terms: 10% deposit, balance 60/90 days