

# 20 Phalaris Park, Lovely Banks, Vic 3213



## House For Sale

Saturday, 18 November 2023

20 Phalaris Park, Lovely Banks, Vic 3213

Bedrooms: 5

Bathrooms: 2

Parkings: 2

Area: 539 m2

Type: House



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**\$865,000-\$918,000**

Positioned on a 539m<sup>2</sup> corner block, and flooded with light, this custom built 32 square home has it all. Whether you turn the 3rd living into a 5th bedroom given the built-in robes/cupboard or keep it as a 4 bedroom 3 living home, this home can accommodate a big family. As you enter the home, you'll find a formal lounge room on the right, with large windows filling the room with light. On the left of the entry, is the master bedroom with large walk in robe and ensuite, including a beautiful shower with shower niche. Walk down the corridor and before you move into the incredibly generous open plan living, dining and kitchen area, you'll find a big laundry to your right as well as a large linen cupboard. Step into the kitchen, living and dining area and you'll see the pride the builder had when designing and building this home. This home has proportions throughout that are hard to find, particularly in new builds. The impressive kitchen is a true centerpiece to the home featuring an oversized island bench, feature paneling beneath the 40mm Caesar Stone bench tops, an abundance of drawers and cupboards and a two-tone Fresh Provincial finish with 900mm stainless steel appliances that have barely been used. The walk-in pantry is full of shelves and a sliding pocket door ensuring the contents of a walk-in pantry can be easily hidden. The main living area includes a large living space capable of holding multiple large couches and the dining area has plenty of room for a big 10+ seat dining table and chairs. Off the open-plan living area is the 3rd living zone with double doors on this room and a built in robe/cupboard. Turn this into a 5th bedroom or keep it as the third living, the options are endless! The remaining 3 bedrooms are positioned off a corridor that results in a bedroom wing, perfectly removed from the open plan living area and Master bedroom at the other end of the house. Each bedroom includes built-in robes and easy access to the main bathroom and separate WC. As you walk through the home, you'll notice high category flooring, high ceilings, Bradnam's windows, and a covered outdoor alfresco area featuring exposed aggregate concrete that surrounds the entire home. Other features include;- zoned ducted heating- refrigerative cooling- quality window coverings- security doors- gas point for the BBQ in the alfresco- landscaped gardens- double garage with remote- rear roller access and internal access- walk in storage cupboard and an extra linen cupboard- two garden sheds. Lastly, If security is important to you, you'll be pleased to hear that the owner has spent over \$25,000 having security shutters installed on every window, controlled by remotes to make the home easy to lock and leave, knowing your home will be safe. Call Nathan Loutit on 0407 880 925 to book your inspection today!