

22 Clota Avenue, Box Hill, Vic 3128

buxton

House For Sale

Thursday, 29 February 2024

22 Clota Avenue, Box Hill, Vic 3128

Bedrooms: 5

Bathrooms: 2

Parkings: 3

Area: 663 m2

Type: House



Calvin Chan
0390130160



Jim Chen
0390130160

Auction \$1,700,000 - \$1,800,000

Prepare to be captivated by this stunning weatherboard home, offering a blend of charm, sophistication, and modern comforts. As you step through the double door entry, you're greeted by a bright and fabulous front lounge room, featuring carpeted floors, a cosy fireplace, and original Art Deco period features such as ceiling roses with pendant lighting. Double doors lead to the dining area also with open fire, creating a seamless flow for entertaining and relaxation. The front-facing master bedroom boasts a split system unit, ensuite, and walk-in robe, while four additional bedrooms offer split system units, built-in robes, and 3 offer ceiling fans, ensuring comfort for the whole family. Tall ceilings and a wide hallway enhance the sense of space and grandeur throughout the home. At the rear, discover a sunken open-plan living space adorned with built-in cupboards, recessed lighting, and a superb kitchen equipped with high-end appliances including a 900mm AEG gas cooker, Bosch wall oven, and Miele dishwasher. The breakfast counter features stone surfaces and pendant lighting, creating an inviting space for culinary adventures. Blissful comfort is ensured with split system cooling and a ceiling fan. Relax and entertain outdoors on the huge rear deck, covered for year-round enjoyment. Additional features include solar panels, a double carport with recessed lighting and ample parking space, an inviting front deck/porch, a lock-up garage, screen doors, polished timber floors, ducted heating, storage cupboards, and a convenient bathroom neighbouring a laundry with a separate toilet. Don't miss the chance to make this exceptional lifestyle home yours. Schedule your viewing today and experience the epitome of modern living in this magnificent retreat. Walk to Box Hill Library, Bolton Park and Buses, within the coveted Box Hill High School zoning and close to Springfield Park, Box Hill Hospital, Box Hill Central Shopping, eateries and Train, Epworth Hospital, Box Hill Institute, and additional schooling.