

22 Kelly Court, Warranwood, Vic 3134



Sold House

Friday, 1 September 2023

22 Kelly Court, Warranwood, Vic 3134

Bedrooms: 5

Bathrooms: 2

Parkings: 2

Area: 650 m2

Type: House



Erin McDougall
0398706211

\$1,380,000

Boasting an exceptional parkside position with uninterrupted views across lush native bushland, this elegant two storey brick home offers an enviably peaceful lifestyle with abundant space for growing families. Backing directly onto Warranwood Reserve, the home is also set mere moments from Yarra Valley Grammar, Luther College, a range of quality local shopping and cafes, and Narr Mean Reserve walking trails. Framed by manicured gardens and lawn, the home features a spacious living room at the entry, showcasing a soaring exposed beam pitched ceiling and abundant natural light. A large separate dining room flows through to a generous family room with open fireplace at the rear, offering ample zoned living space for harmonious daily living. Adjacent, an impressive elevated alfresco entertaining area features a ceiling fan and retractable shade blinds for effortless year-round use, and boasts enchanting views across leafy native treetops. The low maintenance backyard also includes a sundrenched north facing decking and paved terrace, with verdant established garden borders and a lemon tree. At the heart of the home, a spacious contemporary kitchen comprises thick Caesarstone waterfall benchtops, a large wraparound breakfast bar, a stylish subway tiled splashback, a stainless steel dishwasher and wall oven, and a gas cooktop. On the light-filled mezzanine upper level, the secluded master bedroom includes a walk-in wardrobe and contemporary ensuite. Three additional bedrooms are each equipped with built-in wardrobes, and are complemented by an airy central bathroom with a frameless glass shower and corner spa bathtub, plus a separate W/C. Set at the entry to the home, a sizeable office / fifth bedroom offers flexibility for large families, or for those working from home. The ground floor also includes a guest powder room and a separate stone laundry with ample storage space and direct outdoor access. Freshly painted and offering brand new carpeting throughout, the home also features gas ducted heating, evaporative cooling, ducted vacuuming, under stair storage, security screen doors at front and rear, and a remote double lock-up garage plus additional off-street parking space. The home also includes convenient Wi-Fi mobile app controls for heating / cooling / garage. Zoned for both Warranwood Primary School and Melba Secondary College, the location is also close to Donvale Christian College, Oxley Christian College, Melbourne Rudolph Steiner School and Good Shepherd Lutheran Primary School.