

22 Riverview Road, Balwyn North, Vic 3104

 **RE/MAX**

Sold House

Wednesday, 23 August 2023

22 Riverview Road, Balwyn North, Vic 3104

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 759 m2

Type: House



Daniel Bradd
0411347511



David Smith
0402361680

Contact agent

A heart-warming family residence that introduces natural light and attractive garden vistas from all directions, this unique and charming, four bedroom plus office residence was originally crafted by the locally renowned John Sanders and is brimming with a modern day sense of opportunity, on a grandly elevated and north-facing corner allotment of 759 square metres (approx.). Inspired by Moderne and Tudor-revival architectural influences and evoking the sense of a cascading waterfall, the home is also poised for a bright future (STCA) in the coveted zone for Balwyn High School. In a home where every room tells a story, the lounge is lavishly light-filled, warmed by a gas fireplace and connected to an elevated terrace that basks in northern sunshine, all semi-attached to formal dining and a relaxed kitchen / meals / living. Effortlessly, the open-plan flows outdoors to paved and partially undercover entertaining as well as a rear studio / office that can readily be adapted for use as a poolroom, rumpus or even a home gymnasium. Upstairs, the main bedroom is impressively sized with built-in robes, sweeping views to the city skyline and a semi-attached study / nursery with walk-in robe potential. Additional highlights include a lock-up garage with a wine cellar and workshop, a secure carport with secure parking for another two vehicles, a third patio, ducted heating and reverse cycle air conditioning. Walk easily to Doncaster Road where the number 48 tram offers easy access to the CBD and a plethora of Melbourne's most elite private schools, plus you have fine local cafes, plenty of shopping nearby and easy access to the Eastern Freeway.