

22 Rockleigh Park Road, Narre Warren North, Vic 3804

CENTURY 21.

House For Sale

Friday, 2 February 2024

22 Rockleigh Park Road, Narre Warren North, Vic 3804

Bedrooms: 5

Bathrooms: 2

Parkings: 6

Area: 4000 m2

Type: House



Pajtim Emini
0397030388



Patrick Emini
0397030388

AUCTION \$1,800,000 - \$1,980,000

AUCTION: SATURDAY 24TH OF FEBRUARY AT 1:30PM - ON SITE (IF NOT SOLD PRIOR) An illustrious setting within one of Narre Warren North most privileged lakeside enclaves reflects the sheer majesty of this inspired dual-living residence, lavishing its beautiful floor spaces and 1-acre (approx.) garden allotment with the finest of finishes and detail-oriented sophistication. Hedge-lined formal gardens and a secure return driveway with automatic gates sit before a subdued facade, giving little away about the sophisticated setting that awaits inside. Soaring decorative ceilings, large-format tiles, and polished hardwood floors move effortlessly through a free-flowing design, featuring expansive lounge and dining zones balancing leisure and relaxation beside a fitted theatre room with integrated sound, a screen, and a projector. The chef-quality stone kitchen features premier appliances around a buffet island, primed for entertaining those enjoying the covered expanse of the alfresco terrace. A master's suite with a fitted dressing room and ensuite precedes four additional bedrooms, before a second open-concept living and dining space presents around a second kitchen with 900mm cooking appliances and dishwasher, ideal for dual living. A comprehensive array of additional features includes a freestanding double garage plus a 11.4 x 6.9m (approx.) powered 4-car workshop, 5.6kw solar panels, 3 phase power, refrigerated heating/cooling, three powder rooms, an alarm system, CCTV system, intercom, down lights, split system air conditioner, Rinnai Infinity hot water service. Offering the possibility to subdivide the land into 2 half acre lots, provides an exciting opportunity for the future (STCA). Echoing with remarkable grandeur suitably matched to its esteemed location, it sits metres from Lysterfield Lake walking trails and only moments from Thomas Mitchell Primary, Gleneagles Secondary, Westfield Fountain Gate, Endeavour Hills Shopping Centre, and easy Monash Freeway access. **TERMS: 10% DEPOSIT, BALANCE IN 90/120 DAYS PLEASE NOTE: PHOTO ID REQUIRED AT ALL INSPECTIONS**