

23 Alpine Avenue, Doncaster, Vic 3108



House For Sale

Wednesday, 25 October 2023

23 Alpine Avenue, Doncaster, Vic 3108

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Frank Perri
0414680483



Edison Kong
0435841615

\$1,600,000 - \$1,700,000

AUCTION THIS SATURDAY | Welcome to this near-new, sizeable family home boasting 31sqm of luxurious living space, offering you stress-free ownership with a 10-year warranty that assures your peace of mind. Situated in the coveted Tullamore Estate, you'll enjoy excellent area growth potential as evidenced by local surrounding sales. Strong rental potential at \$900-\$950 per week makes this property not only a wonderful family home but also a smart investment. Positioned in a safe and family-friendly neighborhood, this home is the epitome of flexible and practical living for families. As you step inside, you'll be greeted by an impressive contemporary design, with wide engineered oak flooring and lofty high ceilings throughout the main floor. The expansive open-plan living and dining area opens up to a wraparound patio, making it perfect for family gatherings and entertaining. The heart of this home is the showpiece contemporary kitchen, featuring oversized stone benchtops, an island breakfast bar, chic window splashbacks, soft-close cabinetry, and a full suite of premium Bosch appliances. The large butler's pantry adds convenience and style to your culinary adventures. On the upper level, a generous retreat living area provides space for harmonious multi-generational living. The spacious master bedroom is a sanctuary, complete with a fully-fitted walk-in wardrobe and a luxurious private ensuite featuring floor-to-ceiling tiling, a twin stone vanity, a separate W/C, and a double semi-frameless glass shower. Three additional bedrooms, each equipped with mirrored built-in wardrobes, ensure comfort and privacy for every family member. The central bathroom continues the theme of elegance with floor-to-ceiling tiling, a stone vanity, a separate bathtub, and a separate W/C. This home also features a stone guest powder room, a full laundry with direct outdoor access, and an open study layout bathed in natural light, ideal for remote work or homework. With double-glazed windows for year-round climate comfort, gas ducted heating, evaporative cooling, roller blinds, and a remote double lock-up garage with internal access, this home offers convenience and energy efficiency. The 10-year warranty, expiring in April 2029, adds an extra layer of confidence in your investment. Conveniently located with easy city access via the nearby Eastern Freeway, this home is zoned for both Templestowe College and Doncaster Primary School. It's also within reach of St Gregory the Great Primary School, Ruffey Lake Park, Koonung Creek Trail, and numerous leafy playgrounds. Additionally, you'll find The Stables Providore Café, buses, Doncaster Park & Ride, and Westfield Doncaster shopping and restaurants just a leisurely stroll away.