

24 Maleela Avenue, Balwyn, Vic 3103

KAY & BURTON

House For Sale

Wednesday, 22 May 2024

24 Maleela Avenue, Balwyn, Vic 3103

Bedrooms: 5

Bathrooms: 4

Parkings: 6

Area: 1350 m2

Type: House



Sam Wilkinson
0388628005



Garrick Lim
0424439242

Expressions of Interest closing 20 June at 5pm

Entirely transformed to exacting standards of contemporary luxury and sophistication, 'Coolangatta' c1930 is an expansive landmark property in the prestigious Reid Estate showcasing sublime enhancement by award-winning B. E. Architecture. Privately located behind a grand façade on a 1,350 sqm approx. landscaped allotment, this extensive three-level residence combines state-of-the-art features and designer style with superb pool-side entertaining spaces and magnificent views. Comprehensively reimagined with a focus on luxurious light-filled living with seamless connections to surrounding alfresco areas, this substantial family home immediately sets a tone of entertainment excellence with a large reception hall leading to a north-facing sitting room (OFP) and a formal dining room incorporating a showcase wine cellar. Further is an executive study opening to a private terrace, a powder room, mudroom and huge laundry including a chute and double-door drying cupboard. Located at basement level are a versatile home theatre/lounge, a storeroom and a vast remote-control garage while top-floor accommodation of impressive proportions is perfectly zoned including a family bathroom, balcony views and five spacious bedrooms where a stunning main offers a walk-in robe/dressing room and a deluxe ensuite (freestanding bath, shower with seating area) while two others also feature ensuite bathrooms. There is also provision for a lift with a potential cavity shaft spanning all 3 levels. Polished oak and terrazzo flooring combine throughout as the ground-floor layout unfolds to reveal a high-end gourmet kitchen lavished in V-ZUG, Liebherr and Miele appliances (butler's pantry with Zip tap) that flows to an expansive family living and dining room. Tall sliding doors open to a massive north-side terrace, a covered rear alfresco area (concealed BBQ kitchen) and a solar-heated swimming pool embraced by layers of exquisite garden greenery. An excellent range of features include hydronic heating, ducted cooling, security alarm, video intercom, speaker system, electric blinds, heated towel rails, copious storage and automatic gates to a porte-cochere. A sublime family sanctuary, 'Coolangatta' presents a golden lifestyle opportunity close to leading schools including Camberwell Boys and Girls Grammar Schools, Canterbury Girls Secondary College and Deepdene Primary, numerous parks, Cotham Road trams, Balwyn cinema and first-class shopping and restaurant precincts.