

**255 Waterdale Road, Ivanhoe, Vic 3079**

**House For Sale**

Wednesday, 17 April 2024



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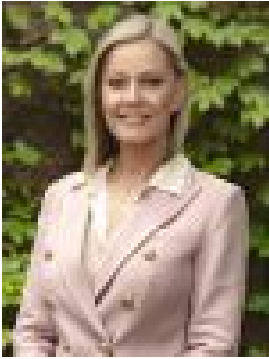
**Bedrooms: 4**

**Bathrooms: 2**

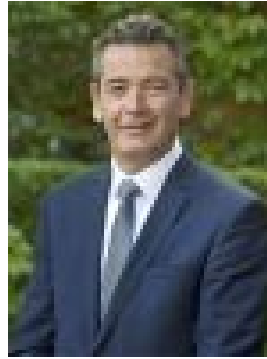
**Parkings: 2**

**Area: 638 m2**

**Type: House**



Leanne Bradford  
0394900592



Damien Carter  
0394900538

**\$1,550,000-\$1,650,000**

Superbly set back for the utmost peace and privacy, this high-quality, 5 star energy rated, four bedroom residence is a custom-designed sanctuary with a swimming pool oasis from award-winning builder Henley Homes. Loads of off-street parking and an internal remote-control double garage complement this substantial single-level haven introduced by an attractive double-glazed façade, video intercom and CCTV surveillance. A wide entrance hallway on polished bamboo floorboards launches a flawlessly zoned, family-focused interior where an exceptional main bedroom includes a walk-in robe and stylish ensuite while three additional bedrooms with built-in robes adjoin a versatile study retreat. A shining stone-finished gourmet kitchen with stainless-steel appliances and a breakfast bench flows to separate family and formal rooms that are both extra-large and light-filled for outstanding living and dining. Further is an impeccable family bathroom (separate bathtub and shower), a huge laundry and a range of features highlighted by central heating, evaporative cooling, split-system air-conditioning, ducted vacuum and ample storage. Bifold doors reveal a wow-factor setting at the rear where bathing in sunshine and in absolute seclusion is an entertainment deck and solar-heated pool in wonderful landscaped garden surrounds. Brilliantly tucked away both secure and serene, this executive family residence offers an excellent lifestyle opportunity only moments to leading primary and private schools, Ivanhoe's boutique retail-restaurant precinct, Burgundy Street, the Austin Hospital, parks, trails and public transport. Miles Real Estate.