

**26 Robin Hood Way, Drouin, Vic 3818**

**BOYDE & CO.**

**Sold House**

Friday, 25 August 2023

26 Robin Hood Way, Drouin, Vic 3818

Bedrooms: 4

Bathrooms: 2

Parkings: 6

Area: 4346 m2

Type: House



Brad Boyde

## Contact agent

Immaculately presented and providing your own peaceful sanctuary, 26 Robin Hood Way is the perfect family residence privately tucked away on a generous 4346m<sup>2</sup> allotment. It enjoys close proximity to all Drouin amenities and V/Line Train station and convenient commuter access to the Princes Highway. The property's meticulous landscaping showcases a diverse array of mature deciduous trees, low-maintenance garden beds (quality brick edges), and fruit-bearing trees that contribute to its year-round visual appeal. Dual access with automatic gates leads to the oversized double garage beneath the roofline and a spacious 15m x 7.5m Colourbond shed. This shed is complete with 3 phase power and lights and provides secure parking, accommodating many vehicles, including caravans, boats, trailers, or trucks. The residence effortlessly accommodates large family living and entertainment needs, featuring four spacious bedrooms, two bathrooms, and two distinct living areas. These include a theatre room, a spacious family room, and a designated dining space. The contemporary kitchen offers ample bench and storage space, complemented by a 900mm Freestanding SMEG oven, a range hood, Miele Dishwasher, and a walk-in pantry. Bi-fold doors lead to a splendid alfresco area, complete with privacy blinds. Features include:

- 3-phase power connection
- Slow-combustion fire
- Natural gas ducted heating
- Split system cooling
- Ducted Vacuum
- Gas cooktop / electric oven
- Western Australian Blue gum polished timber floors
- Quality window furnishings
- Instantaneous hot water
- Two large water tanks
- Extra-large double garage with remote and internal entry
- Chook pen and hen house
- Woodshed storage

Inspections are easily arranged by contacting Brad Boyde on 0400775388.