

**29 Bullanoo Court, Greensborough, Vic 3088**

**House For Sale**

Thursday, 11 April 2024



29 Bullanoo Court, Greensborough, Vic 3088

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 6**

**Area: 682 m2**

**Type: House**



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**\$1,090,000 - \$1,180,000**

**TAKE A PEAK:** • Generous family living with total versatility across 4-bedrooms, 3-bathrooms and 4-car garage • Prime Greensborough location close to all local amenities with immediate freeway access • Self-sufficient living across both floors caters for even the largest of families • Downstairs separate living quarters offers a passive income opportunity, teenagers retreat or comfortable private living quarters for elderly parents with ample room to accommodate a 5th bedroom • Large-scale entertaining space sits upstairs adjoined with a secondary lounge/rumpus great for teenagers • Outdoor decking area with stunning panoramic views • Positioned within a quiet court, on a 682sqm (approx.) block with a short walk to local schools and shops **LOOK INSIDE:** • Modern functional interiors with solid timber floors and an open plan layout • First-floor family living opens to a set-back entertaining layout, with vast living and dining space • Spacious lounge room with gas log heater, large split system air conditioner and built in entertainment unit • Awash in natural light, living space continues with a large rumpus complete with picturesque views and bar • Opening from rumpus and dining rooms, a covered balcony serves as a tranquil extension of entertaining • A chef's kitchen means entertaining is a breeze, with stone benchtops and ample cabinetry with soft closing drawers • Large separate stone island benchtop further continues a culinary excellence • Stainless steel appliances are further highlighted by a 900 mm oven complete with multi burner gas cooktop, complimented by a secondary built in oven, Miele coffee machine and dishwasher • Spacious master bedroom oozing natural light with generous walk-in robe, downlights and ceiling fan • Beautifully renovated master ensuite bathroom enhanced with stone vanity and ceiling to floor tiles • Three additional carpeted bedrooms all offer built in robes, ceiling fans and ducted heating via floor vents • A central fully tiled main bathroom with separate double shower and tub serves both family and guests • Downstairs, the fully-equipped and renovated rumpus and entertainment room presents enormous sub letting potential or separate living quarters with 5th bedroom opportunities • Stone finished kitchenette with built in sink, ample living and dining space with electric fireplace heater, split system heating and cooling • A 3rd bathroom in the downstairs living area complete with vanity, shower and toilet • Large open plan laundry with an abundance of cupboard space and natural light • The downstairs living area opens to a beautiful decked undercover alfresco area perfect for entertaining • An expansive 4-car remote internal garage with rear access roller door through to the back yard • Additional off street parking for a further 3 cars • A cosy adjoining home office and study room provides the perfect place for those working from home • Large cellar and ample under-house storage, large chook house and spacious garden shed • Low-maintenance rear yard with established gardens • A Tesla POWERALL rechargeable home Battery system (valued at over \$15,000 approx ) ensures power outages & blackouts are a thing of the past and ensures year round savings & low energy bills • 20 x panel solar system totalling (5kW) compliments the Tesla POWERALL Battery system **THE AREA:** • Zoned under 'General Residential Zone - Schedule 1' • Positioned within the Nillumbik City Council • An abundance of parks, recreation reserves, parklands, walking trails and nature reserves • A tightly-held Greensborough location and highly-sought after quiet court position • Within easy reach of Apollo Parkways PS, Greensborough IGA • Close to Plenty River, IGA Greensborough, Diamond Valley Sports & Fitness Centre, Diamond Valley Library, Melbourne Polytechnic, Greensborough Bypass, Plenty Gorge Parklands, Greensborough Plaza **THE CLINCHER:** • Premium quiet court position in a tightly held Greensborough location • Unique dual-living layout ready for sub-letting or multigenerational living • Picturesque and manicured front and rear gardens • Remote 4 car internal garage with additional off street parking caters for up to 7 cars • Outdoor undercover alfresco offers fabulous options for year round entertaining • Multiple living zones catering for even the largest of families • Stunning entertainers kitchen with stainless steel appliances and stone benchtops • Four generous size bedrooms, master with fully renovated ensuite bathroom • Beautifully modern and awash with natural light • Large block size of 682sqm ( approx. ) • Walking distance to shops, schools, parklands and public transport with immediate freeway access • Feature-packed across two levels with modern amenities and open plan design \* NOTE : PHOTO I.D REQUIRED AT ALL OPEN FOR INSPECTIONS

\*DISCLAIMER : Please note that all dimensions are approximate only and the particulars given are for information only & do not constitute any direct representation on the part of the agent or vendor. All interested parties are required to make their own direct enquiries to verify and confirm the information provided. While every effort has been made to ensure the information provided is correct, NOSTRO Real Estate is not responsible for any inaccuracies. <https://www.consumer.vic.gov.au/duediligencechecklist>