

32 Edgbaston Circuit, Berwick, Vic 3806



Sold House

Friday, 11 August 2023

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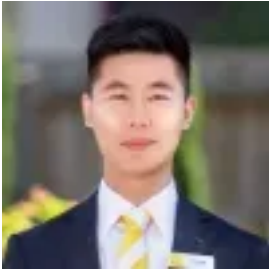
Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 702 m2

Type: House



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\$1,307,000

Located in the lovely 'tree lined' Edgbaston Circuit in the ever-popular St Johns Woods Estate, situated on an expansive 702sqm (approx.) parcel of land, a meticulously presented abode is on offer for the astute buyer. An attractive facade, exquisite well-kept gardens and double door entry you are welcomed in. The lower level of the home comprises of a formal living and dining space, home office, open plan living and dining and exceptional rumpus room with wet bar. A tasteful hostess kitchen detailed with stone benchtops, quality stainless steel appliances, glass splash back and an abundance of cupboard space. Upstairs, discover the sleeping accommodation, consisting of enormous master suite with walk in robe and private ensuite - the perfect parents' retreat. The remaining three bedrooms generous in size serviced by mirrored robe doors, fully renovated main bathroom and retreat. A flexible layout throughout and multiple living options. Effortlessly flowing from rumpus room, discover your very own lush oasis with beautiful mature trees surrounding, solar heated swimming pool, fully automatic watering system for the entire garden, extensive garden lighting on timers and spacious backyard space for all to enjoy. Creature comforts include but are not limited to; ducted heating, two split system cooling units, laundry chute, rear roller door and internal door access to double lock up garage, and hideaway storage system in the garage. Enjoy the amenities within proximity to St Johns Wood Estate, including Eden Rise Shopping Centre, prestigious schools such as Brentwood Primary School, Kambrya College, freeway access, medical facilities, and parkland directly across the road. This much loved and well cared for home is ready for your inspection, enquire today and make it yours tomorrow! Photo I.D. is required at all open for inspections.