

**33 Roslyn Street, Burwood, Vic 3125**

**HEAVYSIDE**

**House For Sale**

Thursday, 11 April 2024

33 Roslyn Street, Burwood, Vic 3125

**Bedrooms: 5**

**Bathrooms: 3**

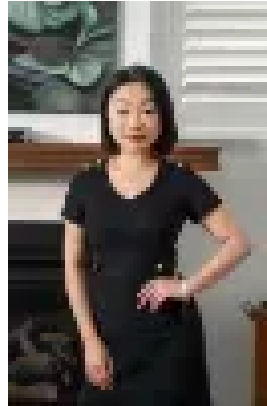
**Parkings: 1**

**Area: 697 m2**

**Type: House**



Steven Zervas  
0394703390



Kiana Jin  
0394703390

**\$1,600,000 - \$1,700,000**

Watch the auction live here: [https://heavyside.co/live-auction/THE\\_PROPERTY](https://heavyside.co/live-auction/THE_PROPERTY) Perfectly positioned in arguably in one of the best streets in Burwood, walking distance to PLC and Deakin Uni, this immaculate, single level, five-bedroom family home is certain to appeal to most families. On a 697sqm approx. flat block, this character-filled weatherboard home boasts exceptional living zones with an expansive north-west facing open plan living, dining and kitchen domain bathed in natural light throughout most of the day. Featuring stylish floorboards throughout, ample storage, renovated kitchen with stone benchtops, Bosch gas cooktop, Bosch electric oven, an additional formal lounge room and a private paved backyard with ample room for a vegetable garden. Accommodation is plentiful with the inclusion of a versatile workshop and a separate studio with kitchenette, bathroom and living/fifth bedroom to compliment the four bedrooms in the home. A versatile floorplan that can be configured to suit small, growing, established or multi-generational families living under one roof.

**THE FEATURES**

- Charming home with a total of five bedrooms & three bathrooms
- Positioned in the 'Paris End' of Burwood
- 697sqm approx. (15.24m x 45.72m) flat block
- Renovated stone kitchen and quality appliance
- Five bedrooms & three bathrooms
- Paved and private backyard
- Single carport, workshop with additional off-street parking
- Split system heating and cooling for optimum comfort
- Zoned for Ashwood High School and Wattle Park Primary School

**THE LOCATION**

Beautifully positioned in a sought-after tree-lined street. Walking distance to Wattle Park Primary School, Presbyterian Ladies' College, Deakin University, Wattle Park and Golf Course. Easy access to both 75 and 70 tram lines, array of Burwood shops, including Burwood Village, Burwood Heights, Burwood Brickworks, Burwood One and only a short drive to Box Hill Central, Chadstone Shopping Centre and the Monash Freeway. Terms: 10% deposit, balance 60|90|120 days