

40 Illawarra Road, Hawthorn, Vic 3122

KAY & BURTON

House For Sale

Tuesday, 30 April 2024

40 Illawarra Road, Hawthorn, Vic 3122

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Scott Patterson
0417581074



Garrick Lim
0424439242

Auction Saturday 25 May at 11am

In a prestigious Scotch Hill position, this attractive residence with a captivating presence and perfectly enhanced interior stands amidst leafy landscaped gardens with easy access to Riversdale and Glenferrie Roads. Automatic gate and video intercom entry combined with CCTV surveillance and alarm system create a secure setting for the indoor-outdoor excellence presented by this superb solid brick home c1921 on a generous low-maintenance allotment. Classically elegant period detail infuses warmth and character through flexible single-level spaces with a modern extension at the rear that captures an abundance of light and glorious garden vistas. This beautiful family home includes a formal sitting room (marble fireplace), three bedrooms with built-in robes including an arched window main featuring a stylish ensuite, versatile study (possible bedroom), central family bathroom, powder room and a full-size laundry. A central entertainment terrace overlooking a lush secluded garden is the centrepiece for separate architect-designed wings all with French doors including a dining room flowing to a light and airy living room with a soaring ceiling and fireplace, and a family meals area adjoining an outstanding Ilve and Bosch-appointed kitchen with a stone-topped island breakfast bench. Also offers ducted heating, split-system air-conditioning, polished floorboards, plantation shutters and large attic-ladder storage. A stunning Scotch Hill sanctuary with secure off-street parking, this impeccably presented residence in an elite lifestyle location offers an unsurpassed opportunity close to leading schools including Scotch, Bialik, St Kevin's and Auburn South Primary, Camberwell Junction and Glenferrie Road shopping, cafes, restaurants, trams, train station, parklands, Gardiners Creek trails and the freeway. Vendor Advocate Tim Picken 0419 305 802