

46 Tulliallan Boulevard, Cranbourne North, Vic 3977

House For Sale

Tuesday, 12 December 2023

46 Tulliallan Boulevard, Cranbourne North, Vic 3977

Bedrooms: 5

Bathrooms: 3

Parkings: 2

Area: 512 m2

Type: House



Hardeep Singh
0390884194



Karamjeet Sohi
0390884194

\$1,399,000-\$1,499,000

Cranbourne North; TULLIALLAN ESTATE: Discover a sublime symphony of luxury and style within the coveted tree lined Tulliallan Estate, nestled at the heart of Cranbourne North. This exceptional double-storey residence embodies a lifestyle of unparalleled sophistication and comfort, presenting an extraordinary opportunity for refined living. Gracing the ground floor is an oasis of elegance and convenience. Enter into the first of two lavish master suites, boasting an opulent tiled ensuite and a sprawling walk-in robe, offering a serene retreat for extended family or guests to unwind in absolute luxury. Adjacent, an exclusive theatre room awaits, setting the stage for cinematic indulgence within the confines of your home. Beyond, the ground level seamlessly unfolds into a captivating expanse where family and dining areas converge, creating an inviting ambiance perfect for hosting memorable gatherings. The gourmet kitchen, an epitome of culinary finesse, features exquisite pendant lighting and showcases top-tier amenities such as *(WIP moved) soft-close cabinets, sumptuous stone benchtops, and a suite of high-end appliances including a 90cm oven with gas hobs, and the dishwasher which is cleverly tucked away in the expansive scullery - an exquisite fusion of style and practicality. Completing this level is a meticulously designed laundry area boasting an array of storage cupboards & pull out hampers. Enjoying seamless flow from the open plan living, to the sheltered outdoor alfresco haven, complete with a built-in fire place & BBQ, and zip-track roller blind system to extend the living space for serene outdoor enjoyment and entertainment, no matter the weather. A fully fenced back yard is bordered by established hedging, providing a scenic backdrop for embracing the privacy and tranquillity of the surroundings. Ascend the staircase to unveil an upper level devoted to luxury living. A grand master suite awaits, graced with an generous walk-in robe and expansive ensuite, creating an exclusive haven of opulence. Three additional double bedrooms on this level offer walk-in robes, ensuring personalized comfort and convenience for every resident. Further enhancing this level is a dedicated study nook, a superb space for productivity and focus. A walk-in linen room caters for organization, while the rumpus room or retreat extends to a balcony, offering breathtaking vistas and an exquisite spot for relaxation or social gatherings.

Main Features of the Property:

- Land Size: 512sqm (approx.)
- Balcony
- 5 Bedrooms - including 2 x Master
- 3 Living Areas
- 3 Bathrooms - with 2 featuring baths & twin vanities
- Walk in Robes in all bedrooms
- Family/Dining Room
- Study Nook
- Open Plan Kitchen
- Walk in Pantry
- Luxury Stone Benchtops
- Soft Close Cabinets
- Laundry
- Walk-in Linen Cupboard
- Plantation Shutters
- Solar Panels
- Alfresco Area
- Side Access
- Low Maintenance Front and Backyard
- 2.5 Car Garage with Single Side Drive-Through

Heating/Cooling: Yes - 3 x Split Systems ground floor, Ducted System 1st floor
Dishwasher: Yes
Downlights: Yes

• Chattels: All Fittings and Fixtures as Inspected as Permanent Nature

• Deposit Terms: 10% of Purchase Price

• Preferred Settlement: 30/45/60 Days

Experience the daily convenience of residing in a prime location surrounded by a range of amenities:

- Schools (Zoned for Tulliallan Primary School & Alkira Secondary College)
- Childcare Centres
- Parks
- Shopping Precincts
- Public Transport
- Bunnings Warehouse

Elevating contemporary luxury to new heights, this residence in the prestigious Tulliallan Estate of Cranbourne North represents the pinnacle of refined living - a harmonious blend of comfort, sophistication, and functionality, promising a lifestyle beyond compare. Call YOUR AREA SPECIALIST HARDEEP SINGH to book a viewing today. PHOTO ID REQUIRED AT OPEN HOMES