

47 Church Street, Maldon, Vic 3463



Sold House

Friday, 15 September 2023

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Bedrooms: 3

Bathrooms: 2

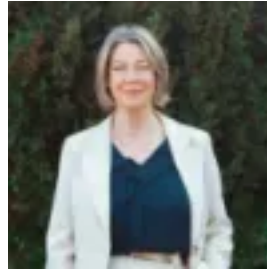
Parkings: 4

Area: 2319 m2

Type: House



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\$1,550,000

There's a distinctly Tuscan vibe as beautiful iron gates open to a pencil pine-lined driveway, beyond which you will find the jewel in the crown of residential lifestyle properties. On a spacious 2,319 sqm (.6-acre) in the desirable Church Street precinct, the Victorian era weatherboard home Circa 1868 is a masterpiece in stylish living. This offering will suit the discerning buyer looking for a superior quality property with a warm, welcoming and relaxed ambience. Set amongst simply stunning cottage and native gardens, a meticulous renovation and extension delivers an interior that blends beautiful period features with all the modern aspects we expect today. Baltic floorboards, 12' ceilings and fireplaces in all bedrooms and living areas compliment feature windows that take full advantage of the coveted northerly aspect to flood the home with natural light throughout the day. Behind the stately front door with its beautiful ruby glass panelling is a wide entrance hallway off which are two queen bedrooms, each with built in robes; the premier suite with spacious ensuite. Through the hallway the home opens to a generously proportioned living area with high, timber-lined ceiling; the perfect space for intimate or larger gatherings; sets of French doors opening to a delightful, covered and screened alfresco deck with pizza oven. Opposite is a sitting room/office or third bedroom if desired and adjacent well-proportioned family bathroom. Move through to the dual aspect designer kitchen with sweeping stone benchtops, an abundance of white gloss cabinetry, Smeg gas and electric cooking, floor to ceiling pantry and additional storage with integrated wine fridge. Beyond the expansive breakfast bar, the adjoining dining area with French doors to the deck comfortably accommodates eight to ten. Outside your private resort awaits. Play bocce on your own court followed by a dip in your sparkling mineral swimming pool, fully fenced and privately set amongst flowering natives. Wander along paved pathways that meander between formal garden beds with their fragrant roses, lilies, stately walnut tree and an assortment of ornamental and fruit trees including olives, quinces, almond and plum to name just a few. For the cook who likes to create with organic vegetables and herbs, raised vegetable beds deliver a bounty. Stone features including a beautiful, centrally placed fountain adorn the gardens. As you would expect, a property of this stature boasts a wealth of additional features. The fixtures and fittings are of superior quality. There's ducted and zoned heating/cooling, split system air-conditioning, slow combustion wood heat in the main living space plus solar hot water with instant gas boost. A well-proportioned combination Butlers pantry/laundry with under-counter and floor to ceiling cabinetry is accessible to the garden and double garage with remote roller door access. Comprehensively insulated, re-wired, re-plumbed, re-stumped and re-roofed in 2016, the fully fenced property has NBN and all town services ensuring every aspect of a wonderful lifestyle is in order. And when you need to leave your private oasis, Maldon's cafés, shops, primary school, sporting facilities, golf course and the myriad of local historic sites and hiking trails are all within walking distance. Further afield, Castlemaine is 15 minutes away, Bendigo 25 minutes and Melbourne 90 minutes down the Calder or via fast train from Castlemaine. Everything is within easy reach, making this stunning, turn-key property the perfect permanent or weekend destination. Properties of this calibre are rare indeed. Live the lifestyle you desire, the lifestyle you deserve.