

**47 Whitehall Road, Flinders, Vic 3929**

**KAY & BURTON**

**House For Sale**

Friday, 1 December 2023

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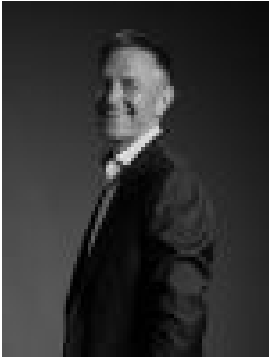
**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Area: 3 m2**

**Type: House**



Tom Barr Smith  
0438368020



Meg Pell  
0403161105

## Private Sale

Embracing exceptional French and Phillip Island scenes from its private 8.35 acre (approx.) setting, this architectural classic possesses a history waiting to be reimagined, with possibilities to restore or renovate to enhance its peerless lifestyle appeal. A meandering driveway unveils a tranquil charm amidst lush gardens, purposefully crafted to bathe its living spaces, bedrooms, and outdoor areas in radiant sunlight. Expansive floor-to-ceiling windows grace its unique layout, seamlessly transitioning from cosy fireside lounges and a welcoming kitchen/dining space to a balcony deck offering breathtaking bay views of Somers Beach, French Island, and Phillip Island. The main bedroom relishes the same essence with its ensuite, fitted walk-in robe and beautiful outlooks, matched with two additional bedrooms, a spa bathroom and a bay-windowed home office. A self-contained studio offers an ideal teenage or guest retreat, featuring a kitchenette, bathroom and loft-style bedroom beside the double carport, ideal for those seeking flexibility within the original floor plan. With the comfort of ducted heating and amenities such as ample water storage, a fenced paddock, and a storage shed/workshop, this idyllic property holds incredible potential for peaceful coast-meets-rural living. An ideal canvas waiting for your personal touch, this charming home is set within an idyllic country lane, a short drive from Flinders, Main Ridge, and Red Hill villages, just over an hour from Melbourne and only moments from bay and ocean beaches, wineries, hatted restaurants and championship golf courses.