

# 48 The Avenue, Ferntree Gully, Vic 3156



## House For Sale

Friday, 10 May 2024

48 The Avenue, Ferntree Gully, Vic 3156

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 1491 m2

Type: House



Elliot Bell



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**\$1,700,000-\$1,800,000**

Like a fine wine, this grand family home has beautifully aged over a century, encased by lavish grounds and a location that is walking distance to shops, the station and quality schools including Heritage College. Its elevated, split-level design offers extensive views across the outer eastern suburbs, sweeping over the Dandenong Ranges, and capturing a spectacular north-westerly light show at sunset as the urban landscape twinkles to life. All of this while maintaining its privacy, a rare combination perched at the top of The Avenue's highest point. Combining vintage art deco charm with modern comforts and functionality, this home exudes charisma and offers something truly magical to those who step inside. A stroll through the chandelier-clad living room, with its crackling wood fire, warm timber boards and stunning deco ceiling roses transports you to an era of glamour and sophistication, where flappers danced the Charleston, cigars wafted through the air, and the smooth melodies of jazz filled the room. Extensive glazing frames lush garden vistas and doors open to the deck adding to the joie de vivre. The functional, well-designed kitchen will delight home chefs and entertainers alike, featuring stone benchtops, Franke cooker, ample cupboard space and island bench. A separate dining area spills to an all-season barbeque deck that gazes out across the glorious established gardens. Entertain friends, enjoy the outdoors, take a break while gardening - this is a whole other 'room' of the house. A wood fired pizza oven adds further appeal for entertainers who imagine their garden brimming with family and friends. When the warm swimming days of summer come around, you'll appreciate the sparkling 3m deep inground pool, discretely located behind high privacy fences complemented by a sauna and a shady gazebo with plenty of room for outdoor furniture if lounging beside the pool is more your thing. Luxury awaits in the four spacious bedrooms (two on each level), including a lavish master bedroom boasting a sitting area and its own private verandah with breathtaking city views. Two modern bathrooms offer convenience and style including the ground floor option with bespoke dual vanity, curved monsoon shower, bidet and bath. With a range of alfresco zones perfectly poised for you take in the stunning views, this historic abode offers a perfect blend of serenity, sophistication, and convenience for the discerning homeowner. At a Glance: • 4-bedroom, 2 bathroom split-level home on 1492m<sup>2</sup> set against a backdrop of spectacular views. • 100-year-old Art Deco character features including ceiling cornices and roses and, expansive windows. • Private garden setting behind high fences with abundant off-street parking at the rear including a double carport. • Distinguished by impressive room sizes, an abundance of light, polished timber flooring and high decorative ceilings. • Living room with a grand fireplace, stunning original ceiling roses and large windows providing a stunning garden outlook. • 4 luxury-size bedrooms including a deluxe master bedroom with its own private verandah offering breathtaking city views and second bedroom upstairs with private balcony. • 2 updated modern bathrooms. • Functional well-designed kitchen with stone benchtops and lots of cupboard space. • Separate dining space. • Huge, covered timber decking overlooking a north facing yard with wood fired pizza oven. • Sparkling 3 metre deep inground pool with diving board and adjacent gazebo. • Separate studio/home office with power and split system for those who work from home. • Hydronic heating, and split system air conditioning for seasonal comfort. • An abundance of bird life. • Only a short walk to Ferntree Gully Railway Station, local shops and schools. Disclaimer: All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition) Interested parties should make their own enquiries and obtain their own legal advice.