

**56 Greville Road, Rosanna, Vic 3084**



**Sold House**

Saturday, 13 April 2024

56 Greville Road, Rosanna, Vic 3084

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 971 m2**

**Type: House**



Josh Saunders  
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Greg Taylor  
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**\$1,551,000**

SOLD by Jellis Craig. Elevated with pride in Rosanna's coveted parklands precinct, this charming family domain on a meticulously landscaped 971m<sup>2</sup> (approx.) allotment delivers a superior blend of privileged family lifestyle credentials and advantageous convenience within the esteemed Viewbank College zone with exciting scope for capital improvement by way of contemporary renovation or new family home. The significant landholding also presents opportunity for multi-unit development with a broad frontage and dual crossovers in a position poised for future appreciation underpinned by proximity to blue-ribbon amenities and the North East Link currently under construction. From a spectacular vantage point taking in panoramic vistas over the district and beyond, mid-century character remains throughout the home presented in immediately comfortable order. The easy living floorplan is drenched in natural sunlight introduced by a spacious lounge and dining connecting with the country style kitchen. Extra living/rumpus flanks the rear of the home with a fully enclosed deck overlooking the expansive garden and inground pool/spa that has hosted the best family memories of previous generations. Three robed bedrooms are serviced by the central bathroom while downstairs offers flexibility for extra accommodation or home office. Situated in a family favoured locale, walk to Banyule Primary and picturesque Banyule Flats recreation reserves, playgrounds and Yarra trails. Also close by Rosanna Village and train station, Vibrant Burgundy Street grocers, boutiques and eateries, Northland shopping, hospitals and easy access to major arterials.