

**5a Balmerino Avenue, Toorak, Vic 3142**

**RT Edgar**

**Sold House**

Saturday, 19 August 2023

5a Balmerino Avenue, Toorak, Vic 3142

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Sarah Case

0439431020

## Contact agent

This generously sized, architecturally designed modern home, is flooded with natural northern light and features adaptable living and entertaining spaces with soaring ceilings. The property provides a very well-considered floorplan comprising of a spacious formal lounge and dining room with an open fireplace and separate informal meals and family room opening onto an outdoor entertainment deck and North-West facing garden. The fully equipped kitchen includes ample storage and generous amount of bench space with large breakfast bar. Three well-proportioned bedrooms (Master with ensuite) are all equipped with built-in wardrobes and serviced by the gleaming central bathroom, option for 4th bedroom or a private home office opening out to a lovely private terrace. Other Features include; Guest powder room, a remote garage with internal access, additional off-street parking, central heating and cooling throughout, 10kw Solar power system with grid connect and alarm system. Set in blue-chip Toorak location, just a short stroll to the Yarra River, Winifred Crescent Reserve and Royal South Yarra Tennis Club, Toorak Village boutiques, shops and dining, and The Geelong Grammar with other key private schools and the Monash Freeway easily reached.