

# 67 Rosehill Road, Lower Plenty, Vic 3093

## House For Sale

Tuesday, 28 November 2023

67 Rosehill Road, Lower Plenty, Vic 3093

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Type: House



Gayle Blackwood  
0408776070

**ESR: \$1,800,000-\$1,950,000**

Renovated with a clear commitment to quality and style and perfectly poised on a 4497m<sup>2</sup> allotment (approx.), this family home presents an exciting opportunity to enjoy luxury living without a hint of compromise. Tucked behind a high fence for peace and privacy and surrounded by established, wild and birdlife-attracting plantings within this premier Lower Plenty pocket, the light-filled design caters for every occasion, enhancing them with views from every room and connectivity from all living spaces. A striking connoisseur's kitchen forms the heart of the home. Showcasing Quartzite bench tops and splashbacks, Baumatic oven and induction top and a Bosch dishwasher, it's a gourmands paradise. Ready to cope with every family event with ease, it overlooks spacious family-meals anchored by a dual-faced fireplace set upon a bespoke elevated hearth. Clever design has the fireplace shared with the equally generously proportioned family living zone, enhanced by bamboo flooring perfectly complementing neutral-toned walls. Sliding doors link the living areas to an alfresco area paved in reclaimed reds. Enjoying a backdrop of established plants, trees and a lush lawn and a view that stretches to the lights of Doncaster, it overlooks a rear yard complete with a 3 on 3 basketball court with a professional-grade basketball ring installed. Complete with a retreat, the main bedroom indulges with a luxury ensuite finished with terrazzo tiled floors and walls, a solid timber vanity and a dual shower that converts to a steam room with the touch of a button. Zoned to the rear of the house is a third living area with a wet bar and three bedrooms. Sharing a luxury bathroom with a deep, freestanding bath and designer tiles, two feature built-in robes, with the third offering expansive dimensions and a Murphy bed to ensure fabulous flexibility. A 6.6 kW solar system (22 panels), dual heat pump hot water systems, some double glazing and split-system AC and heating units in every room ensure sustainable living. A return driveway through the multi carport and providing easy access and egress leads a list of extras, including a large shed, vast underhouse storage options, large laundry and heated floors to both bathrooms. Moments to Lower Plenty Village with its shopping, dining options and primary school and the cosmopolitan selection of boutiques, cafes and entertainment venues on Montmorency's Were Street, including the station, Eltham is close by as is Templestowe and Westfield Doncaster. The environs along the Yarra and the open spaces of Westerfolds Park are just minutes away.\*\*\*PHOTO ID REQUIRED AT OPEN FOR INSPECTIONS\*\*\*