

# 7 Birchbank Close, Lysterfield South, Vic 3156

## House For Sale

Friday, 3 May 2024



7 Birchbank Close, Lysterfield South, Vic 3156

Bedrooms: 4

Bathrooms: 4

Parkings: 6

Area: 2130 m2

Type: House



Amanda Charles

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**\$2,500,000 - \$2,700,000**

Taking pride of place on an elevated allotment of over half an acre, in the tightly "Sovereign Crest" Estate, is this flawlessly executed, fully renovated property. An electronic gated entrance gives you access to this sophisticated sanctuary. Neighbouring properties of the highest calibre sets the tone for a luxurious lifestyle. Designed with family in mind, the home enjoys 4 double bedrooms consisting of a lux master suite serviced by a double en suite with views of an adjoining private courtyard. Light filled lounge and formal dining featuring cathedral ceilings is an inviting space enjoying views of a cascading creek water feature, captivating gardens and Churchill Park. A show-stopping kitchen laden in stone, equipped with Smeg and Bosch appliances is an esteemed chefs dream, serviced by a full butlers pantry, complete with storage galore and extra appliances. The kitchen incorporates dining and family room, the perfect space for the family to congregate. The lower level is a versatile space with lounge, wine cellar and en suite, perfect for a teenage retreat, home office/studio or accommodation for permanent guests, with sliding doors to the beautiful glass fenced outdoor spa area. Outdoor entertaining is nothing short of sublime, featuring expansive, covered decking boasting gas log fire built around a stack stone wall and BBQ with views of a water fall and rockery. Every inch of the grounds has been professionally landscape designed depending on your mood, whether you're taking in water tricking down a rock wall, a fire pit with picturesque pathways, beautifully created gardens or perfectly manicured lawns. A separate large shed combined with a studio, kitchenette and full bathroom is a vast space for storing the toys, complete with remote door. Properties of this calibre come with a long list of features, of which, only an inspection will truly be revealed, but worthy of mention are the following: Morso wood heater to family room, full security system, NBN FTH and extensive data cabling, direct entrance to the remote, large double garage, work shop, new carpets, floor coverings, curtains, new 20kw solar, water tanks, 3 phase power, storage galore, new zoned heating and refrigerated cooling systems and more. A private inspection is a must to truly appreciate this magnificent property.