

82 Croydon Road, Surrey Hills, Vic 3127



House For Sale

Monday, 22 January 2024

82 Croydon Road, Surrey Hills, Vic 3127

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 889 m2

Type: House



David Banks
0398105000



Ross Stryker
0298105000

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

Absolutely gorgeous, 'Kyalite' is an irresistible 3 bedroom + study 2 bathroom Art Deco charmer exquisite with its timeless appeal and entertaining aptitude within the most magical 889sqm approx. gardens. Utterly heartwarming with its intricate leadlights, high decorative ceilings and plate ledges, this beautifully spacious home reveals an enchanting entry foyer, double leadlight doors to the exquisite north facing lounge (gas fireplace), an elegant formal dining room (wine storage) and a fabulous north facing main bedroom (built in robes, walk in robe and immaculate ensuite). The family sized kitchen sits at the centre of the home and features quality AEG and Asko appliances. Further on, there's a splendid 2nd living area with vaulted ceiling, 2 good size bedrooms (mirrored robes), an open study, a tasteful bathroom and a well-equipped laundry. Then comes the entertaining focal point, the extraordinary undercover alfresco deck (full enclosable cafe blinds and ceiling fans) that sits elevated overlooking the inspiring rear garden. Balancing its succulent front landscape with lawns at the rear, this exceptional home is flawless with hardwood flooring, ducted heating, reverse cycle air conditioning, solar panels, garden irrigation, great storage, a high span auto carport and plenty of driveway parking. In one of Surrey Hill's finest positions, so close to the Union Road café and shopping village, the new Union train station, Surrey Gardens, Canterbury Sports Ground, Surrey Hills Primary School, Our Holy Redeemer School whilst being zoned for Camberwell High School and Canterbury Girls' Secondary College, within reach of independent schooling options.