

# 9 Burong Court, Mount Eliza, Vic 3930



## House For Sale

Friday, 17 May 2024

9 Burong Court, Mount Eliza, Vic 3930

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 1280 m2

Type: House



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**\$1,650,000 - \$1,800,000**

Presented as the perfect beach-side retreat this four bedroom + study residence balances family proportions with a distinctly welcoming ambiance. Walking distance from Peninsula Grammar, the creek side location epitomises Mount Eliza's esteem where the picturesque village and sparkling waters of Port Phillip Bay remain only moments away. Immaculately presented with endless appeal the home opens to timber flooring and vibrant outlooks from every room. Balancing dual living areas, an open fireplace promises winter warmth whilst the layout provides direct access to the east-facing decking. Timber benchtops continue the natural textures to a space for family nourishment. Emulating federation design, a feature splashback sits beyond the gas stove where picture windows overlook the rear yard from the kitchen. Built-in robes are included in the three additional bedrooms whilst two bathrooms balance the layout. Occupying its own level the master bedroom sits above with an adjoining ensuite and walk-in wardrobe. Mirroring the ground floor, a private balcony overlooks the peaceful setting of Earimil creek from the elevated position of the master bedroom. Complementing accommodation, a dedicated home office continues the family appeal beyond dual living spaces. Tiered for functionality, the rear yard offers space for children to play and the vibrant landscape to be appreciated through all seasons of the year. A light-filled oversized garage and adjoining workshop are the perfect space for storage, enjoying the same unrivalled views of the local environment only moments from the Mount Eliza village.