

**9 Honour Avenue, Lilydale, Vic 3140**

**Professionals**

**House For Sale**

Wednesday, 22 November 2023

9 Honour Avenue, Lilydale, Vic 3140

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Greg Earney



Aleisha Eadon  
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**\$1,450,000 - \$1,550,000**

INCLUDES LEASE BACK OPTION TO ARDEN HOMES AS A DISPLAY HOME - WITH 7% RENTAL RETURN OF PURCHASE PRICE UNTIL 30TH APRIL 2025

Brilliantly conceived and executed, this stunning four bedroom plus study sanctuary by award winning builder Arden Homes, sets the benchmark for enviable living in the highly regarded Kinley. An interplay of light, space and excellent design delivers a home offering wonderful connection to fully landscaped surrounds via two courtyards in the centre of the home and garden access at the rear. An oversize pivot front door reveals sublime interiors awash with natural light showcasing airy high ceilings with soaring raked ceilings in the living/dining space, quality flooring and Caesarstone benchtops throughout and internal access double garage. Entertainers will celebrate the breathtaking heart of the home open-plan living and dining zone, headlined by a bold Fisher & Paykel appointed kitchen with Caesarstone surfaces and island, integrated appliances and walk in pantry along with beautiful and eminently functional laundry with Fisher & Paykel package and generous storage including walk in linen press. Draw back sliding doors in the central breezeway, dedicated study and living space, allowing cooling breezes and access to a pergola covered decked courtyard and 2nd courtyard garden. Gather together for family movie nights in the cosiness of the cocoon like theatre room in front of the electric log fire. Family accommodation features sumptuous master suite with indulgent ensuite complete with double vanity, freestanding bath and large shower and equally impressive walk-in robe plus a further three peacefully zoned bedrooms. This all-electric (no gas bills!) architectural showpiece redefines the concept of modern family living thanks to its energy efficient inclusions and meticulous attention to detail, comprising double glazing to windows, solar panels, Tesla Powerwall 2, LED downlights and Haier reverse-cycle ducted heating & cooling.