

9 Karella Court, Junortoun, Vic 3551

**McKean
McGregor**

House For Sale

Friday, 3 November 2023

9 Karella Court, Junortoun, Vic 3551

Bedrooms: 4

Bathrooms: 2

Parkings: 6

Area: 1 m2

Type: House



Amy Sim

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\$1,250,000 - \$1,300,000

Sitting at the end of a quiet court, this beautifully presented home enjoys all the benefits of regional living – including multiple paddocks, large dam, mature garden with fruit trees, and a sizeable shed, all just 10 minutes from the centre of the city. Absolutely ideal for a buyer looking to enjoy the best of both worlds, this tranquil home offers plenty of space and serenity both inside and out.- Peaceful regional locale: just minutes to bus stops, hotel, secondary college and post office; 10 minutes to CBD- 4.7 acres (approx.) of mainly level land with 4 x fully fenced paddocks including dam and house yard- Three large living areas- Sizeable shed (12.5m x 8.6m, 2 x roller doors – front and side; power; concrete flooring; lights; mezzanine storage; built-in shelving; full studio with insulated walls and ceiling and split system heating and cooling)With a long, wide driveway leading off the road and down the rear of the home to a large shed, this homestead-style brick home offers private and picturesque living from the moment you walk through the gate. The lush, established garden features shady trees and formal hedging and the front porch is one of many spaces to sit and enjoy the peaceful surrounds. The main entry opens into a triple aspect, light-filled formal lounge that makes the most of the garden views. The master bedroom across the entrance hall has fantastic storage with both built-in and walk-in robes, as well as an ensuite with separate toilet. A bedroom next door makes a great home office, nursery or guest room, and the remaining two bedrooms are positioned at the other end of the home, along with family bathroom, toilet, and large laundry.A country-style timber galley kitchen separates the formal lounge from a second living area and dining space, and a third large living room at the far end of the home features great storage and access to the four-car garage. Glass sliding doors from the dining space lead out to a fantastic alfresco area and swim spa, both of which overlook the back garden and dam. The shed, at the far end of the driveway, features extra-height doors allowing access for caravan or truck, and a separate studio within the space is a versatile area that features power, water and insulation ensuring it can be used for a variety of purposes.Additional features:- Split system heating and cooling throughout- Ceiling fans in all bedrooms- Inslab floor heating- Kitchen appliances including wall oven, four-burner electric cooktop and integrated dishwasher- Quality Blackwood timber cabinetry- Solar power (40 panels, 10kw)- 4 x garage with secure access into home and roller door access to rear yard- Large Spanline alfresco area (ecodecking, shade blinds, ceiling fan, tv point, power, lights) and Swim Spa (heated, cover)- Dam (including pump to garden)- Established fruits trees including fig, pomegranate, cherry, apple and olive- Duck shed- Chook pen- Security cameras (inside and out) plus additional security system in shed- Double gates providing vehicle access to rear yardDisclaimer: All property measurements and information has been provided as honestly and accurately as possible by McKean McGregor Real Estate Pty Ltd. Some information is relied upon from third parties. Title information and further property details can be obtained from the Vendor Statement. We advise you to carry out your own due diligence to confirm the accuracy of the information provided in this advertisement and obtain professional advice if necessary. McKean McGregor Real Estate Pty Ltd do not accept responsibility or liability for any inaccuracies.