

90 Lyon Road, Viewbank, Vic 3084



House For Sale

Wednesday, 22 May 2024

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Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 661 m2

Type: House



James Goulopoulos
0397655500



Alex Aparo
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\$1.2m - \$1.3m

Impressive from the outset, this appealing home features an innovative floorplan and extensive decking that draws you outside into the tranquil gardens, designed by renowned landscape architect Laurence Blyton. Shrouded in privacy, you're welcomed inside to a radiant living and dining room enhanced by natural light and direct access to the front garden with a sunny deck and large fishpond. Step through to a casual meals zone with elegant glass panelling, and the stylish kitchen appointed with timber benches, an upright oven/gas cooktop, Asko dishwasher, appliance cupboard, coffee station and terrific storage space. Zoned for privacy, accommodation includes the master bedroom with a walk-in robe, ensuite and a parent's balcony featuring a folding arm awning for year-round comfort. Three additional bedrooms share a spa bathroom with a separate toilet. The backyard provides a haven for relaxing outdoors, highlighted by a large alfresco deck and numerous places to unwind and enjoy the lush garden and canopy of mature trees. A long list of features includes ducted heating, split system air conditioning, 5.5KW solar, laundry chute, 8000L tank with water harvesting, resprayed/repointed roof, CAT-5 data cabling, automated irrigation system, a separate detached home office, large workshop, new laundry, a double auto garage door and off-street parking. Resting in a fantastic neighbourhood, the home is steps from Viewbank Pre-School and Maternal Health Care, a short stroll from Price Park and bus routes, walking distance from Viewbank Primary School and Secondary College (both zoned), with proximity to Rosanna Village and Train Station, numerous local parks and trails, La Trobe University, Lower Plenty shops, Warringal and Northland Shopping Centres, and major hospitals.