

**93 Killara Road, Gruyere, Vic 3770**



**House For Sale**

Friday, 10 November 2023

93 Killara Road, Gruyere, Vic 3770

**Bedrooms: 5**

**Bathrooms: 3**

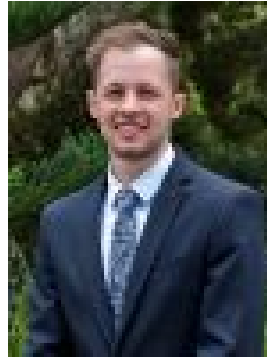
**Parkings: 5**

**Area: 4 m2**

**Type: House**



Jack Rickard  
0425350047



Travis Stuart  
0412481951

## **Auction this Tuesday (\$1,650,000 - \$1,815,000)**

**THE PROPERTY** Reflecting a perfect combination of classic charm and contemporary indulgence, this luxurious hideaway on a 40,468 sq m approx. (4.31ha) block offers a spectacular lifestyle just 10 minutes from Lilydale. Arrive home to your own private sanctuary, flaunting five-bedrooms and a multitude of living spaces, plus a versatile second residence ideal for guests or multigenerational living. Stepping inside you'll discover a spacious fireside formal living and dining domain, plus an expansive light-filled open plan family zone, with an elegant modern kitchen. Bi-fold doors open out to the wraparound verandah, where you can enjoy the peace, serenity and leafy outlook. A bedroom, bathroom, laundry and office are also located on the ground floor, while upstairs the luxurious main suite is a standout, flaunting a lavish ensuite, walk-in robe, spacious parents' retreat and stunning views. Three further first floor bedrooms (one featuring a ladder hatch with access to the private teenagers' retreat) include BIRs and are serviced by the fully tiled family bathroom, with a retreat and study offering further valuable space.

**THE FEATURES** • Luxurious five-bedroom, three-bathroom family home • Main suite with WIR, ensuite & private parents' retreat • Four further bedrooms, one with private access to teen retreat • Fully tiled main bathroom flaunts stunning freestanding bath • Wraparound verandah, perfect for relaxing & entertaining • Two separate double garage/workshop, plus a single garage • Separate stylish self-contained one-bedroom residence

**THE LOCATION** Situated in sought-after Gruyere in the picturesque Yarra Valley, close to the recreation reserve and local wineries, and only a short 10-minute drive to an abundance of shops, schools and trains in Lilydale.

**On Site Auction**  
Tuesday 5th of December at 6:30pm