

**99 High Street, Lancefield, Vic 3435**



**Sold House**

Monday, 19 February 2024

99 High Street, Lancefield, Vic 3435

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 4**

**Area: 3048 m2**

**Type: House**



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## Contact agent

Offering an immaculately presented property in the heart of Lancefield, across 2990sqm (approx.) of consciously designed grounds. This is a residence for those who enjoy the finer aspects of life. Presenting complete privacy and sophistication, this is a highly admirable lifestyle property, rarely offered at such maturity and convenience to the Lancefield village centre. Meandering up the sweeping driveway, the Hamptons inspired home greets guests with a welcoming veranda and entry way, bathed in sunlight and bordered by established hedging. Offering a tonal and tactile colour pallet and adorned with high quality finishes, the residence offers a tranquil haven, reminiscent of Cape Cod vacations and summer siestas. Stepping inside, hardwood floors lead from through the entry way and through into the formal living and study areas. Framed by windows into the botanical surrounds, this is a relaxing space to enjoy refined relaxation. Further into the home, a sumptuously proportioned and open plan lounge and dining area enjoys the luxe atmosphere of a stone stacked wood fire heater. The kitchen is positioned to overlook the expansive living space and offers uninterrupted views into the rear yard. Prepare and entertain with ease from this considered kitchen, with a stone island workspace, gas appliances, a full walk-in pantry and an abundance of overhead and soft close cabinetry. Positioned for ease, the home's footprint extends into two undercover entertainment areas, orientated to enjoy sunlit entertaining, year-round. Stack glass doors lead onto the larger of the precincts, where fixed heating strips and a ceiling fan allow for comfortable dining and full appreciation of the expansive grounds beyond. Rolling turf leads throughout the consciously landscaped yard, looping towards the concrete base, 7m x 12m powered three bay shed. Providing an ideal storage or workshop solution, there is an abundance of opportunity throughout. Wandering back across the grounds, stop to bask on a sun lounger underneath the mature tree canopies before enjoying a quiet tiple to end the day amongst the privacy of home. Accommodation is lavishly provided by four generously proportioned bedrooms, well situated throughout the home. The master suite offers a retreat away from the hub of the home and is highlighted by an expansive, custom fit dressing room and walk-in wardrobe. Adding to the resort style amenities, the ensuite bathroom complete with a freestanding bath concludes the parents' retreat. Nestled around a designated children's retreat, the three guest bedrooms offer built-in wardrobes and expansive views into the surrounding grounds. Nearby, a large family bathroom presents a free-standing bath and an additional powder room for ease. Offering a uniquely luxurious lifestyle, this is a home of stately proportions and finishes, nestled amongst enviably established grounds and gardens, all within a moments access of the Lancefield village centre and the wider Macedon Ranges region. Additional features include, double gazing, ducted heating and refrigerated air conditioning, a wood fire heater, ceiling fans, a large laundry with external access, dual external entertaining precincts with fixed ceiling fans and heating strips, and a 7m x 12m concrete base and powered shed. Situated in the captivating Macedon Ranges, Lancefield is a mere 70km north of Melbourne's CBD, with a convenient 40-minute drive to Melbourne Airport. For more information, please do not hesitate to reach out to Helen Milner on 0428 869 002.