

**1 Sunhill Road, Glen Iris, VIC, 3146**



**House For Sale**

Wednesday, 25 September 2024

**1 Sunhill Road, Glen Iris, VIC, 3146**

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: House**



Mike Millington

## **Architecturally-Designed Home in Prime Locale**

Strategically capturing abundant natural light through intelligent glazing and towering ceilings at the entrance, this architecturally-designed home on a low maintenance allotment surrounded by a series of sun-soaked patios; successfully balances open plan design and seamless flow to the outdoors delivering an effortless contemporary lifestyle.

A secure entrance vestibule introduces the superb layout incorporating bright and spacious living and dining areas with direct access to both the front and rear courtyards coupled with a stylish granite topped kitchen equipped with a full suite of Miele appliances including induction cooktop, rangehood, integrated dishwasher, microwave and oven. Generously proportioned bedrooms include a main with mirrored built in robes, front courtyard access and luxe ensuite complete with soak tub, sizeable shower and extensive storage while the second bedroom (BIRs) is serviced by the sleek family bathroom.

Furthermore, this sensational home features a fully fitted laundry with external access, internal storage, split system heating/aircon, open fireplace, water tank, lock up garage plus additional off street parking.

Conveniently located moments from Back Creek Reserve, Gardiners Creek cycling and walking trails, Nettleton Park, Gardiner Station, Burke Rd trams, local eateries and shops, Tooronga Village, Leo's Supermarket and an array of leading schools.

Shelter Real Estate Agents Glen Iris