

**15 Pigeon Bank Road, North Warrandyte, Vic 3113**



**House For Sale**

Wednesday, 19 June 2024

**15 Pigeon Bank Road, North Warrandyte, Vic 3113**

**Bedrooms: 4**

**Bathrooms: 3**

**Area: 5690 m2**

**Type: House**



Chris Chapman  
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## **\$2,050,000 - \$2,250,000**

Lose yourself in breathtaking scenery across mountains and treetops in this sophisticated North Warrandyte residence set on almost 1.5 acres of private natural beauty. The timeless Merchant Builders home features warm timbers and floor to ceiling windows offering incredible views from just about every room, complemented by magnificent landscaping by ID Landscaping combining to create a blissful bushland retreat complete with multiple indoor and outdoor living zones, brilliant flexibility and unrivalled designer flair. This stunning home features a suite of updates sympathetic to the original design and its rustic bushland setting, while also offering a luxurious lifestyle. The spacious 2-storey design delivers a gorgeous living/dining zone with cosy wood fire and adjoining balcony perfect for entertaining, along with a well-appointed kitchen with 900mm stainless steel cooker, large island and endless storage. Further accommodation includes 4 comfortable bedrooms (main with private balcony, ensuite and walk-in robe), 2 family bathrooms, family room and laundry a vast lower level living/entertaining zone boasting a wet bar, mud room and direct access to the garden and pool. The effortless indoor/outdoor format invites alfresco entertaining on any scale, while the landscaped garden highlights a fully tiled, self-cleaning magnesium pool with a 7-speed swim jet, native and edible gardens and deluxe chicken coop. Finishing touches include ducted heating, split system air conditioning, double glazing, authentic designer lighting, under-house workshop and private gym/office/studio. With so much more to discover upon inspection, this exceptional property is just moments from the Yarra River, regular bus, schools and Warrandyte Village.