

# 23 Cedar Drive, Ascot, Vic 3551

## House For Sale

Tuesday, 14 May 2024

23 Cedar Drive, Ascot, Vic 3551

Bedrooms: 4

Bathrooms: 3

Parkings: 6

Area: 3559 m2

Type: House



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**\$800,000 - \$880,000**

Welcome to 23 Cedar Drive, Ascot-a superbly appointed residence that perfectly combines space, modern amenities, and incredible potential, all set against a backdrop of pristine natural beauty. Upon entering, you are greeted by the sunlit family room, complete with a cozy fireplace that immediately makes the home feel warm and inviting. A few steps up, the formal dining area awaits, versatile enough to function as a charming sitting area or small living room, ideal for hosting guests or enjoying quiet family nights. The heart of the home is the kitchen, thoughtfully designed with a breakfast bar and extensive storage, making meal preparation a breeze whether for daily dining or special occasions. Adjacent to the kitchen, the lounge room, equipped with a split system and ceiling fan, offers direct access to the pool area-perfect for easy indoor-outdoor living during those warm summer months. The sleeping quarters consist of four generously sized bedrooms, with the master and the second bedroom each boasting their own ensuites, ensuring privacy and convenience. The master suite is particularly impressive, featuring a spacious layout with room for a mini-fridge in the ensuite, a split system for comfort, and ample storage. Bedroom 2 also offers built-in robes and an ensuite, providing added comfort and convenience. Bedrooms three and four include ceiling fans and built-in robes and share access to the large main bathroom, which features a luxurious spa bath. Additional amenities include a large laundry room with yard access, an extra storage cupboard in the hallway, and a fifth room that can easily serve as a home office or study. Outdoors, the property offers limitless possibilities on a vast block with potential for subdivision. This space is perfect for families looking for room to grow or developers interested in capitalizing on the land's potential. The large powered shed (13m x 7m) provides plenty of space for projects or storage, and with 13kws of solar panels installed, energy efficiency is maximized to help offset future power bills. Evaporative cooling throughout the home ensures comfort during warmer months, complementing the split systems and ceiling fans for comprehensive climate control. Located opposite crown land that will never be built out, this home offers an unspoiled view and a sense of seclusion that is hard to find. Whether you're after a family home with room to play and grow, a space for hobbies and storage, or a savvy investment opportunity, 23 Cedar Drive ticks all the boxes. Experience the ideal blend of lifestyle, comfort, and potential at this Ascot gem, where every convenience has been thought of, making it truly ready to welcome you home.