

# 3 Exton Court, Ferntree Gully, Vic 3156



## House For Sale

Wednesday, 3 July 2024

3 Exton Court, Ferntree Gully, Vic 3156

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 807 m2

Type: House



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**\$1,150,000 - \$1,250,000**

Making an outstanding lifestyle statement with a park side presence that connects with the Ferny Creek Trail and the peace of mind a quiet court setting brings, this modern family home will also appeal to those with caravans/boats/trailers with a dedicated parking bay plus a tradie-friendly shed. Located in the coveted Windermere Estate, the local area abounds with open green spaces, public transport and shopping options. Families will also relish the choice of three primary schools nearby. Bursting with open plan style, the home's heart features family living with gas log fire ambience, and a lavish dining zone that flows to the elegant kitchen. Under pendant lights, an island bench with breakfast bench glistens with features such as a walk-in pantry, stainless-steel appliances and a window splashback adding style with functionality. The home wraps around a sunny alfresco deck with several access points providing an inviting indoor/outdoor flow. The fully landscaped gardens ooze class and elegance in a fully fenced setting where you can entertain friends and family or relax as the kids safely play. Bedrooms are tucked away in a quiet wing that centres around a sun-kissed retreat area ideal for a second living or a home office space. All three bedrooms feature built-in robes with the lavish master featuring an elegant ensuite and a spacious walk-in robe as well as sliding doors that open to the deck. Fully tiled with a touch of glam, the family bathroom gleams with a shower and a deep soak bath to enjoy at day's end. Those seeking extensive storage or a versatile space for a home business, will appreciate the massive over-height garage behind the double carport. This incredible space features a mezzanine storage level and a hoist, ideal for any car enthusiast. Your New Home in Ferntree Gully... Enjoy a walk or ride along the extensive bicycle tracks at your doorstep, take walk to picturesque parklands, Mountain Gate Primary School and nearby bus services and just a short commute to Mountain Gate shopping centre, Westfield Knox City and Ferntree Gully train station. At a Glance: • 3-bedroom, 2-bathroom fully renovated home on 807m<sup>2</sup>. • Gleaming kitchen with walk-in pantry and stainless-steel appliances overlooking the family/meals zone. • Sliding doors out to a sunny deck. • Retreat/home office area in a quiet wing. • Master with walk-in robe and ensuite plus sparkling family bathroom with deep soak bath. • Double glazed windows and doors throughout the home. • 6m x 6.6m double carport. • Impressive tradie-size over height garage. • Dedicated caravan/boat/camper parking spot. • Chic laundry with outdoor access. • Ducted heating and split system for seasonal comfort. • Garden shed. Disclaimer: All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition). Interested parties should make their own enquiries and obtain their own legal advice.