

36 Berenger Ave, Trafalgar, Vic 3824

House For Sale

Friday, 5 July 2024



36 Berenger Ave, Trafalgar, Vic 3824

Bedrooms: 4

Bathrooms: 2

Parkings: 3

Area: 720 m2

Type: House



Aaron Megaw

0356332858

\$995,000

Imagine waking up in a home that feels like a sanctuary, looking out the back windows and seeing lush farmland stretching as far as the eye can see. Every morning feels like stepping into a postcard scene in this architecturally designed masterpiece. This home offers flexibility having four bedrooms and a home office with the ability to turn it into a fifth or an extra living area. Its unique external cladding and gardens, make upkeep a breeze. Step into this charming outdoor retreat where luxury harmonises with the beauty of nature. Picture effortlessly adjusting the louvre roof to create the perfect ambience under the sun or stars, while you and your guests gather around the open fireplace. The built-in seating on the exposed aggregate concrete floor adds a touch of modern flair, complemented by the abundance of natural light flooding in from the north-facing living areas. Whether you're hosting a large gathering or enjoying a serene moment with family, this thoughtfully designed oasis promises year-round comfort and elegance inviting you to create cherished memories all from the comfort of your home. Rest easy knowing your family is safe with security cameras installed around the property. Inside, enjoy the comfort of a reliable LG ducted heating and cooling system with remote control zones and ceiling fans in three bedrooms. Other practical amenities of the home include a powder room, walk-in pantry and a laundry equipped with soil drawers and drying racks. The generous walk-in robes and ensuite with stone benchtops add a touch of luxury to everyday living. There's also a spacious garage for your vehicles complemented by a separate (approx.) 10m x 5m shed with a man cave and pot belly. The home is exceptionally energy efficient, boasting a 7.2-star rating that exceeds new build standards set in May 2024. Its north-facing design maximises passive solar benefits complemented by a 6.205kw solar system with provisions for future expansion and battery installation. The home operates entirely on electricity eliminating gas bills. Also included is an energy-efficient Sanden Heat Pump hot water service and double-glazed windows for improved sustainability and comfort throughout the home. Your dream home awaits! Call Strzelecki Realty today on (03) 5127 1333 to book your private inspection. Property Code: 2017