

# 7 Eminence Boulevard, Doreen, Vic 3754

CHWYLA

## House For Sale

Wednesday, 3 July 2024

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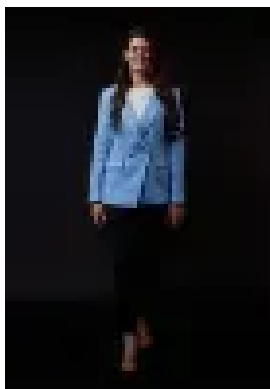
Bedrooms: 4

Bathrooms: 4

Parkings: 2

Area: 872 m2

Type: House



Stacy Richards

0386009995

**\$1,295,000 - \$1,395,000**

Make more of : 872m2 block Wide street frontage Four bedrooms [three master bedrooms with ensuites, walk-in robes] Four bathrooms Powder room Three living areas Oversized double garage with workshop, wood fire, custom cabinetry Double security doors Oversized porcelain floor tiles Brand new carpet High ceilings Feature lighting Downlights Double blinds Kitchen with 40mm stone benchtops and double waterfall Double ovens 900mm induction cooktop Dishwasher Plumbed fridge space Butler's Pantry with significant cabinetry, stone benchtops Laundry with built-in cabinetry, storage, stone benchtops Floor to ceiling bathroom tiles Rainwater showerheads Spa bath Huge walk-in linen cupboard Three bedrooms with fully fitted out walk-in robes One bedroom with built-in robe Ducted vac Gas log fireplace Ducted heating Multiple split systems Covered alfresco with ceiling fan, blinds Solar heated pool with water feature Covered bar with built-in barbie, ceiling fans, sink Pool bathroom Tropical style landscaping Palm trees Automated sprinkler system 220m to Marengo Ave bus stop 240m to Pinnacle Park and Playground 400m to Graff's Cottage Park 500m to Timbertop Park and Playground 1.8km to Laurimar shops The initial appeal – A huge home on an 872m2 block, chock full of features. We're talking high ceilings, brand new carpet, a gas log fireplace, 40mm stone benchtops, a whopping walk-in linen press and an oversized double garage with a workshop, custom cabinetry and a wood fire. The main attraction – Inside, three of the four bedrooms are masters, with fitted out walk-in robes and ensuites. Outside, you'll be holidaying at home with a resort-style solar heated pool, water feature, tropical landscaping, palm trees and [drum roll please] ...your very own bar area with a built-in barbie, bathroom, ceiling fans, decking, pool views, etc. Your journey here starts this Saturday.