

97 Yarra Street, Abbotsford, VIC, 3067



House For Sale

Wednesday, 14 August 2024

97 Yarra Street, Abbotsford, VIC, 3067

Bedrooms: 4

Bathrooms: 2

Type: House

Light-filled architectural oasis in a riverside pocket

A carefully considered fusion of original Victorian beauty and architect-extended brilliance define the compelling charisma of this stunning 4 bedroom, 2 bathroom residence. On a quiet street that rolls down to the Convent Arts precinct and the Yarra River, this captivating family home staged over 2 sensational levels is a sublime creation of form and functionality that's cleverly oriented to capture natural light, garden vistas and elevated views. Julie Firkin Architects have absolutely excelled delivering a spacious sanctuary in a leafy setting where a traditional double-fronted layout takes a contemporary twist with an innovative corridor connection to a dual-level living domain of impressive angles, inspiring perspectives and a seamless association with its garden surroundings. A bottle tree and lemon tree courtyard along with a relaxing north-facing veranda introduce superbly renovated family accommodation launched by a bright main bedroom (stylish ensuite, custom built-in robes), lounge/study or second bedroom and 2 further bedrooms (built-in robes) complemented by a sleek central bathroom and a European laundry. Every step brings a sense of possibility and the rewards of discovery as the glazed passageway transitions the interior to an entirely modern milieu showcasing a convivial hosts' kitchen with Smeg appliances and a long concrete meals bench extending to a dining room where bifold doors reveal an entertainment deck amidst productive, private and peaceful landscaped garden. A second deck expands the range of outdoor options while located upstairs is a large, airy and versatile 25 sq. metre lounge/retreat highlighted by big windows and beautiful sky views. Other attributes include split-system heating/cooling, polished hardwood floorboards, custom-designed storage and a lock-up shed. As featured in The Age Domain, this exceptional residence presents an extraordinary lifestyle opportunity in a tranquil riverside pocket just a short walk to cafes, restaurants, shops, trains and trams to the city, schools and tranquil nature trails. A truly rare opportunity to find a genuine family home in the heart of Abbotsford.