



97 Woolnough Drive Mill Park, VIC



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SOMETHING SPECIAL - LAND APPROX 658m2

INSPECTION BY APPOINTMENT ONLY

All attendees MUST register to inspect this property.

It's all about the location and the exciting lifestyle opportunity with this captivating BV family home superbly located in arguably one of Mill Park's most desirable pockets, within walking distance to Epping Train Station, bus stop at the front door step, an excellent choice of both primary and secondary schools including St Monica's College, Melbourne Polytechnic, Dalton Village Shopping, only minutes to Pacific Plaza Epping, Northern Hospital and easy access to major road arterials. Set amidst picture perfect garden surrounds on approx 658m2 land, this HAMPTONS inspired home showcases a clever, spacious design and presents a wonderful balance of style and sophistication, a relaxed sense of elegance enhanced by bright and light filled interiors with a warm ambience that flows inside and out, a place that immediately feels like home. An inviting tiled entrance opens to an immaculately presented family home with multiple living zones that families of all sizes will appreciate, including 4 large bedrooms with built in robes, master with ensuite and lovely views to the fernery, sumptuous 2 way bathroom with bathtub, home office/study or

perhaps a nursery. The heart of family living will be around the open plan kitchen with stylish white cabinetry and quality appliances, 900mm BLANCO gas standalone cooker, FISHER & PAYKEL dishwasher, handy breakfast bar, incorporating meals/ dining/ family living areas. Attractive French doors open to the fabulous sunroom, flooded with natural light, the perfect space for relaxing, family gatherings and entertaining, adding another dimension to an indoor/outdoor lifestyle all year round.

Features and highlights include:

- ? Ducted heating and cooling
- ? Quality light fittings and window furnishings/plantation shutters
- ? Neutral colour decor
- ? Plenty cupboards and storage
- ? Jensen surround sounds
- ? Gazebo with spa
- ? Under cover area with cafe blinds and tranquil water feature
- ? Secure, remote control, double garage
- ? 9000 LT water tank
- ? Large shed with bonus mancave
- ? Beautiful English style, cottage gardens

Price: \$869,000



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LOVE & CO

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