



9 Barnard Court Epping, VIC



### Owner-Built Masterpiece Revealed

Nestled within the esteemed cul-de-sac of a prestigious locale, this remarkable owner-built property unveils its splendour for the very first time. From the moment you set foot on its grounds, a sense of unparalleled uniqueness envelops you. Offering an array of living spaces, each exuding grandeur and functionality, this residence caters to every aspect of refined living.

Ascending to the first floor, you're greeted by a symphony of space, featuring formal lounge and dining areas, a well-appointed kitchen with meals area, and an inviting living space. Complementing this level are three generously sized bedrooms, a central bathroom boasting a corner bath, and a sprawling Tasmanian Oak kitchen with ample bench space. Step out onto the expansive balcony, where breathtaking views of the backyard and Darebin Creek Trail await.

Externally, meticulous landscaping graces both the front and rear gardens, showcasing an assortment of mature fruit trees, vibrant plants, a flourishing vegetable garden, a woodfire oven, and a charming pergola.

**Price:** \$960,000



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