

**10 Alpine Heath Way, Lyndhurst, VIC, 3975**

AREA SPECIALIST  
CASEY

**House For Sale**

Friday, 15 November 2024

10 Alpine Heath Way, Lyndhurst, VIC, 3975

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



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## Sophisticated Family Living in the Mornington Estate

MORNINGTON ESTATE, Lyndhurst: This beautifully presented home offers a perfect balance of modern design, spacious interiors, and practicality, making it ideal for family living. Located in a serene and desirable neighborhood, the property ensures a quiet retreat, offering both comfort and style.

The home features four generously sized bedrooms, each thoughtfully designed to provide ample space and storage. The master suite is a standout feature, offering a fully ensuite bathroom and a walk-in robe, creating a private and luxurious sanctuary. The additional two bedrooms are equally inviting, each equipped with built-in robes, providing plenty of storage space and flexibility for various uses, whether as children's rooms, guest rooms, or a home office.

The heart of the home lies in the open-plan living area, which includes a spacious kitchen, family room, and dining area. The kitchen is well-equipped with modern appliances and a generous pantry, allowing for convenient storage and meal preparation. Its design ensures it flows effortlessly into the adjoining family and dining areas, making it perfect for family gatherings or hosting friends. The natural light that fills these spaces creates a welcoming and airy atmosphere, enhancing the home's warmth and comfort.

A formal lounge offers a separate area for relaxation or entertaining guests. Its position away from the main living areas provides a sense of privacy and quiet, perfect for unwinding after a busy day. Whether you're hosting guests or enjoying a peaceful evening, this room offers the flexibility for various uses.

The outdoor area is another highlight of this property. A pergola with decked flooring provides an inviting space for outdoor dining, barbecues, or simply enjoying the fresh air. It extends the living space outside, making it ideal for year-round entertaining or relaxing in your own private retreat.

Practicality has been a key consideration in the design of this home, with side access that offers additional parking or easy movement around the property. Two garden sheds provide ample storage space for gardening tools, seasonal items, or even a small workshop. This thoughtful addition ensures that your outdoor area remains organized and clutter-free, while still offering plenty of room for hobbies and projects.

In summary, this home has been designed to offer both beauty and functionality, with spacious interiors, a thoughtful layout, and a fantastic outdoor area for entertaining. The side access and garden sheds add extra convenience, making it perfect for families or anyone looking for a well-rounded property that balances modern living with practicality. From the elegant interiors to the outdoor spaces, this home promises a lifestyle of comfort and enjoyment for years to come.

### Main Features of the Property

- 4 Bedrooms
- Master with Full Ensuite
- Walk-in Robes
- Built-in Robes
- Family Dining Area
- Open Plan Kitchen
- Pantry
- Top Tier Appliances
- Laundry
- Linen Cupboards
- Double Car Garage
- Side Access
- Alfresco
- Low Maintenance Gardens
- Heating: Yes
- Cooling: Yes
- Dishwasher: Yes
- Downlights: Yes
- Chattels: All Fittings and Fixtures as Inspected as Permanent Nature
- Deposit Terms: 10% of Purchase Price
- Preferred Settlement: 30/45/60 Days

This desirable East facing family dream home is situated in a beautiful neighbourhood, situated close to respected schools, shops, medical facilities, transportation, abundant parks & ovals. Conveniently minutes away from:

- 📍Lyndhurst Primary School
- 📍Lynbrook Primary School
- 📍St Francis Primary School
- 📍Learn Smart Early Learning Centre
- 📍Marriott Waters Shopping Centre
- 📍Lynbrook Village Shopping Centre
- 📍Cranbourne Home Shopping Centre
- 📍Lynbrook Train Station
- 📍Merinda Park Train Station
- 📍Western Port Freeway
- 📍South Gippsland Highway
- 📍Livvi's Place Casey Playground
- 📍Banjo Patterson Reserve

This immaculately presented property is enhanced by its prime location within MORNINGTON ESTATE, offering residents access to exclusive amenities and a vibrant community atmosphere. This remarkable property embodies a lifestyle of grandeur, sophistication, and comfort within Lynbrook's prestigious landscape. With its flawless design, expansive interiors, and a plethora of lavish amenities, this residence presents an extraordinary opportunity for those seeking the epitome of modern luxury living in a highly sought-after location. Contact YOUR AREA SPECIALIST HARDEEP SINGH to book a viewing.

PHOTO ID REQUIRED AT OPEN HOMES.

Note: Every care has been taken to verify the accuracy of the details in this advertisement, however, we cannot guarantee its correctness. Prospective purchasers are requested to take such action as is necessary, to satisfy themselves with any pertinent matters.