MARSHALLWHITE

10 Empress Road
Surrey Hills

Family Luxury with Sunny North Facing Garden

Gracing a wide allotment of 844 sqm approx. in an exclusive leafy locale moments from Surrey Hills and Maling Road Villages plus a selection of coveted schools, public transport and Canterbury Sports Ground, this magnificently renovated and extended family home is elevated and set back from the street, surrounded by low maintenance landscaped gardens offering privacy and seclusion. An unforgettable home transcending time and trend, the multi-generational, flowing floorplan comprises of five bedrooms, all with built in robes and the main with a luxurious ensuite, a generous sitting room with open fire place, a fully fitted study, a spotless central bathroom with sunken bath, powder room and a sensational laundry/butler´s pantry with plentiful storage. An expansive open plan living domain incorporates a breathtaking kitchen with Caesarstone benchtops, walk in pantry, substantial island bench and European appliances including dishwasher, lounge area with wood heater, dining zone and French doors leading to the north facing deck and garden for seamless indoor/outdoor entertaining. Modern comforts such as ducted heating/cooling, reverse cycle air-con, ducted vacuum, security alarm and ample OSP via remote gate.
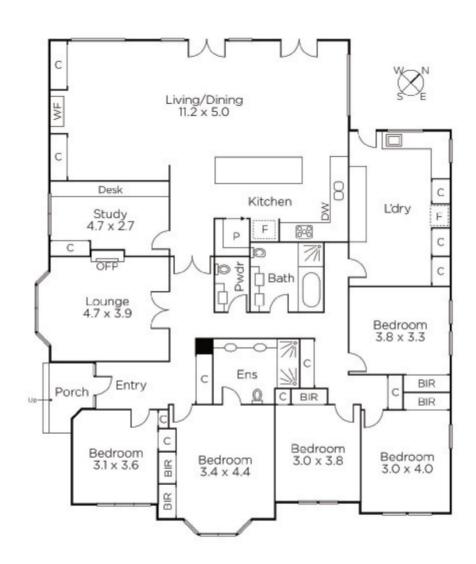
10empressroad-surreyhills.com

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Auction Saturday 25th November at 10.30am
Zali Reynolds 0422 576 049
James Tostevin 0417 003 333

801 Glenferrie Road Hawthorn
marshallwhite.com.au

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Left Floor Plan

C

WF

Living/Dining
11.2 x 5.0

C

Desk

Study
4.7 x 2.7

Kitchen

DW

DW

L'dry

C

F

C

C

P

F

C

OFP

Pwdr

Bath

Bedroom
3.8 x 3.3

Lounge
4.7 x 3.9

Ens

C

C

C

BIR

Porch

Entry

C

BIR

C

BIR

BIR

C

BIR

Bedroom
3.1 x 3.6

Bedroom
3.4 x 4.4

Bedroom
3.0 x 3.8

Bedroom
3.0 x 4.0

Up

W N S E

Right Site Plan

Cubby

Sand Pit

Store

Up

Deck

Up

Shed

Residence

HW

Up

Dn

W N S E

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