



26 Rosslare Place, Cranbourne

## Complete Family Lifestyle on a Huge 722m<sup>2</sup> Block —With 2 Separate Living Spaces

Sunlight streams through open-plan living spaces, accentuated by dramatic high-peaked ceilings over the kitchen and dining, while elegant archways guide you seamlessly through each thoughtfully zoned area. Positioned within the highly regarded Brookland Greens Estate, this home balances architectural grandeur with practical, modern family living.

Set on a generous 722m<sup>2</sup> (approx.) allotment within the highly regarded Brookland Greens Estate, this beautifully maintained Federation-style residence delivers space, character, and lifestyle in perfect balance. Behind its charming facade lies a home designed for families who value room to move, thoughtful zoning, and effortless everyday living.

From the moment you step inside, the sense of scale is undeniable. Light-filled living zones flow seamlessly throughout the home, anchored by a centrally positioned kitchen that connects family, dining, and entertaining spaces with ease. With abundant bench space, quality appliances, and excellent storage, the kitchen becomes

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**FOR SALE**  
\$800,000 - \$880,000

### AGENTS

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the natural heart of the home - ideal for both busy mornings and relaxed evenings with guests.

The layout has been carefully considered to offer both togetherness and privacy. Multiple living areas allow everyone to enjoy their own space, while high ceilings enhance the feeling of openness and comfort throughout. Accommodation includes four bedrooms, with the fourth perfectly suited as a bedroom or home office, offering flexibility for growing families or those working from home. The master suite provides a peaceful retreat complete with walk-in robe and ensuite, while the remaining bedrooms are well-proportioned and serviced by a central family bathroom.

Step outside and the lifestyle continues. A large undercover pergola creates a welcoming setting for year-round entertaining - from summer barbecues to quiet weekend gatherings. The expansive backyard is framed by manicured gardens and offers excellent side access, making it ideal for storing a caravan, trailer, boat, or simply enjoying the freedom of extra space that is increasingly hard to find.

Comfort is assured year-round with ducted heating and split system air-conditioning, while a remote double garage and additional rear roller door add further practicality.

Surrounded by golf courses, parklands, and recreational spaces, and just moments from schools, shopping, transport, and the Royal Botanic Gardens Cranbourne, this is a home that delivers not just space - but a lifestyle. One that feels established, easy, and ready for its next chapter.

Homes offering this level of land, flexibility, and location are becoming increasingly rare. This is one not to miss.

#### Key Features:

- Dramatic high-peaked ceilings over kitchen and dining
- Elegant archways connecting living zones
- Four bedrooms, including a flexible 4th bedroom or study
- Sectional living zones for privacy and practicality
- Chef-inspired kitchen with quality appliances and abundant storage
- Elegant Venetians throughout
- Manicured front and rear gardens
- Generous alfresco pergola for entertaining
- Side access suitable for caravan, trailer, or boat
- Remote-controlled double garage and gas ducted heating

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## MORE DETAILS

Property ID 1XFJFBS  
Property Type House  
Land Area 722 m2  
Including Ensuite  
Air Conditioning  
Ducted Heating  
Dishwasher  
Built-in-Robes  
Alfresco  
Close to Schools  
Close to Shops  
Close to Transport

**Darren Saxon 0418 341 722**

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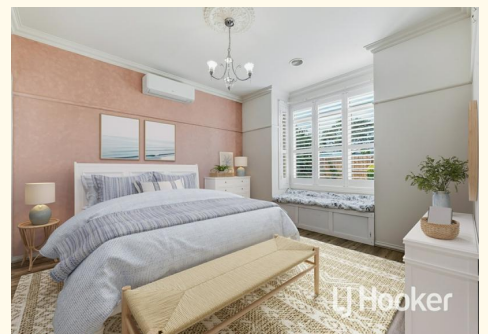
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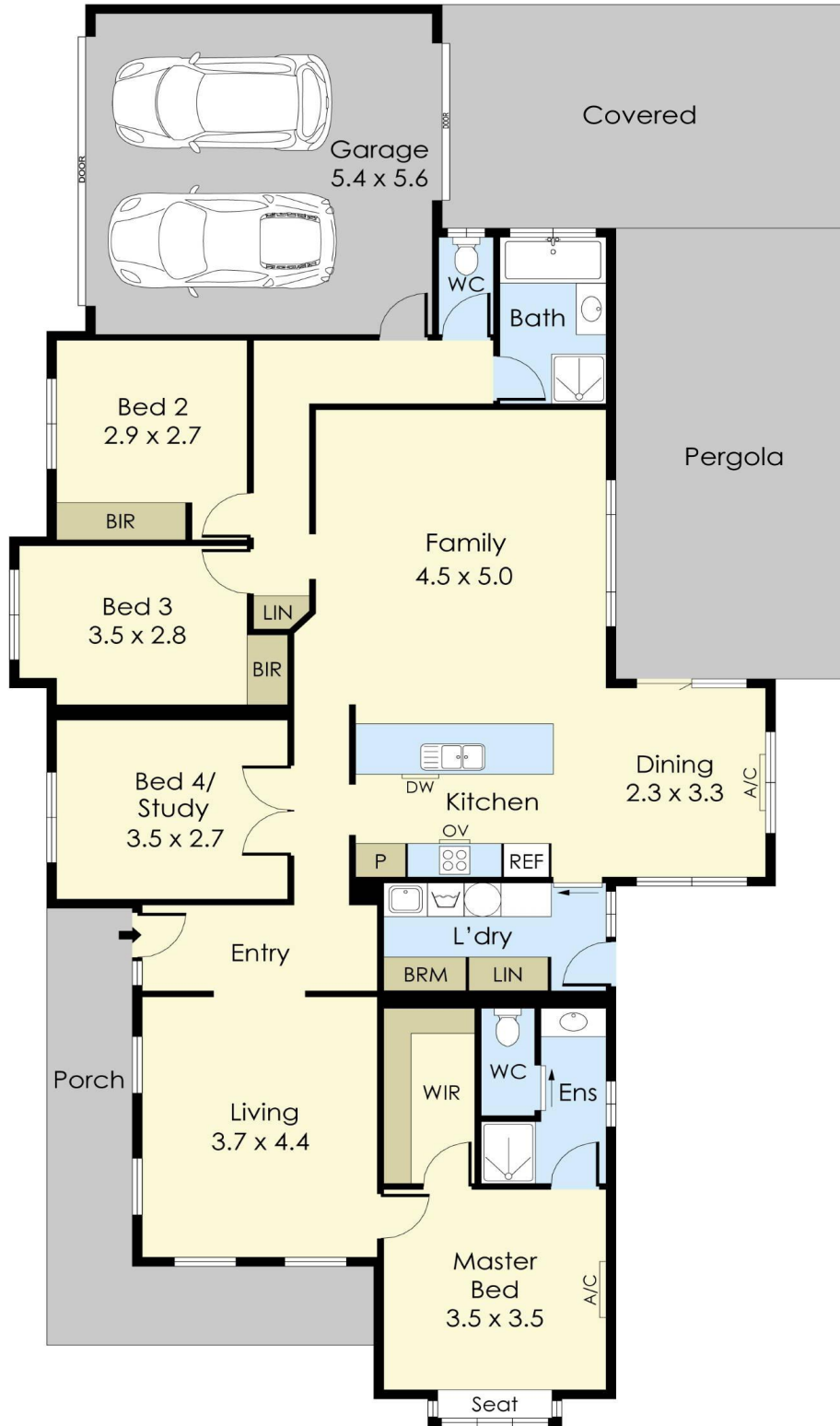
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This floorplan is for illustration purposes only and no warranty is given to its accuracy. Purchasers are advised to carry out their own investigations.