



4 Robusta Avenue, Cranbourne

Exceptional Family Living with Multiple Living Zones

Set on an approx. 630sqm allotment, this well-presented family home delivers generous proportions, a practical floor plan and multiple living areas, making it an ideal choice for growing families or buyers seeking space and comfort in a convenient Cranbourne location.

Upon entry, a large formal lounge provides a welcoming first impression and offers excellent flexibility as a sitting room, media space or quiet retreat. Moving through the home, the expansive open-plan family and meals area forms the heart of the residence, creating a central hub for everyday living and family gatherings.

The kitchen is well positioned to service the main living zones and features ample bench space, a breakfast island and generous storage, making it both functional and family-friendly. Large windows allow natural light to fill the space, enhancing the sense of openness throughout the home.

Accommodation is well-zoned and family-friendly, comprising four generously sized bedrooms. The privately positioned master bedroom features a walk-in robe and ensuite, while the remaining bedrooms are fitted with built-in robes and are serviced by a centrally located

4 2 2

FOR SALE
\$880,000 - \$930,000

AGENTS

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Interested parties must rely solely on their own enquiries.



family bathroom with a separate toilet. Air conditioning to the main living area enhances day-to-day comfort, creating a welcoming space for family living and entertaining.

Year-round comfort is further supported by ducted heating throughout the home, while a full-sized laundry with external access adds everyday practicality and functionality.

Outside, the generous backyard provides ample space for children to play, pets to roam or future outdoor enhancements, while the double garage with internal access and wide driveway ensures convenient off-street parking.

Key Features:

- Approx. 630sqm allotment
- Four well-proportioned bedrooms including master with walk-in robe and ensuite
- Multiple living zones
- Central kitchen with island bench, generous storage and excellent bench space
- Well-appointed family bathroom with separate toilet
- Ducted heating throughout the home
- Air conditioning for added comfort
- Spacious laundry with external access
- Double garage with internal and external access
- Wide driveway providing additional off-street parking
- Generous backyard ideal for family living
- Practical layout suited to families or investors

Conveniently positioned close to local schools, parklands, shopping precincts, public transport and major road connections, this home offers everyday convenience within a well-established Cranbourne community.

Disclaimer:

Every reasonable effort has been made to ensure the accuracy of the information provided; however, neither the vendor, agent nor agency makes any representation or warranty regarding its completeness or correctness. Our photos, floor plans and site plans are for illustrative and representational purposes only, and no liability is accepted for any inaccuracies, omissions or variations in details or dimensions.

Please note that the status or information of the property may change at any time. As the property may also be subject to private inspections, the sale status could change prior to scheduled Open Homes. Prospective buyers are advised to verify the current availability and details of the property before attending any inspection.

MORE DETAILS

Property ID	9JQHWR
Property Type	House
Land Area	630 m2

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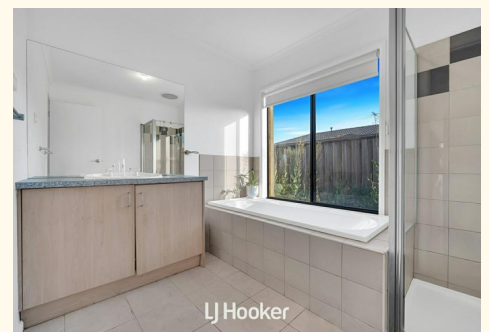
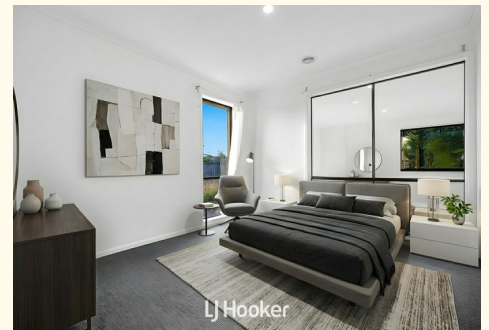
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Floor Plan



LJ Hooker

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* Dimensions are approximate and for illustrative purposes only

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