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5 Sylvan Avenue, Warburton



A Spacious Warburton Haven with Room to Gather, Relax & Enjoy

There is something wonderfully enduring about a home with space - space for family to grow, friends to gather and life to unfold at its own pace. Set against the beautiful backdrop of Warburton, 5 Sylvan Avenue embraces that feeling with generous proportions, a versatile two-level floorplan and an expansive 1,738sqm approx. allotment with uninterrupted views of Mount Victoria and the ranges.

Tucked away in a peaceful setting, this substantial residence offers an exceptional sense of flexibility, with five bedrooms or four bedrooms plus a study, making it equally appealing to growing families, those who love to entertain or buyers simply seeking room to breathe.

The upper level provides an inviting family environment, with three bedrooms and three bathrooms, complemented by a large, comfortable lounge room where a wood heater creates a warm and welcoming atmosphere on cooler evenings as well as a fully equipped large kitchen with 90 cm gas range, combustion stove, meals area and large walk in pantry. It is a space made for

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Price \$890,000 -
\$975,000

Property Type Residential

Property ID 877

Land Area 1,738 m2

Floor Area 268.60 m2

Agent Details

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relaxing, gathering together and enjoying the changing seasons of the valley.

Downstairs introduces an entirely different dimension, with a terrific open-plan living space designed for easy everyday living and effortless entertaining. With a bedroom and 2nd versatile room that could comfortably serve as a study, retreat or guest accommodation, together with a fourth full bathroom, this level offers remarkable flexibility for families, visitors or those wanting separation between living and sleeping zones.

Beyond the home, the generous grounds are where the possibilities truly begin. At approximately 1,738sqm, there is space for children to play, gardens to flourish, outdoor entertaining to unfold and future ideas to take shape. The rear outlook provides a beautiful sense of space and tranquillity, complementing the natural charm that makes Warburton such a special place to call home.

Imagine long lunches with family and friends, afternoons spent enjoying the garden, winter evenings gathered around the wood heater or outdoor fire pit and weekends embracing everything the Yarra Valley has to offer.

With its generous accommodation, multiple living zones, four bathrooms, substantial landholding and peaceful outlook, 5 Sylvan Avenue is far more than a home - it is an opportunity to embrace the space, freedom and relaxed rhythm of the Warburton lifestyle.