

**1/33-35 Linacre Road, Hampton, Vic 3188**



**Unit For Sale**

Saturday, 11 May 2024

1/33-35 Linacre Road, Hampton, Vic 3188

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 2**

**Type: Unit**



Stephen Wigley  
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Michael Cooney  
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## Private Sale \$790,000 - \$850,000

Exceptionally located on a wide tree-lined street off Hampton Street and 500m to the beautiful beachfront in between Hampton Street's and Sandringham Village's cafes, wine bars, restaurants, and more! Walk to Hampton Train Station for a direct 30-minute trip to the city, primary schools, playgrounds, and the Bayside Farmers' Market. Embrace a relaxed beachside lifestyle; swimming, stand-up paddle boarding, kitesurfing, and coastal walks with Hampton Surf Life Saving Club and Sandringham Yacht Club nearby! An alluring light-filled contemporary 2-bedroom, 1-bathroom freestanding unit maximises direct street access behind a verdant parcel of land and private driveway to a single auto garage. From the moment you step inside, you're transported to a realm of meticulously designed spaces over stunning original Tasmanian Oak floors, split-system heating and cooling where natural light commands every space evoking a sense of sophistication and repose. A beautifully conceived living space offers fluidity and comfort, maximising ambient leafy vistas through a corner of large full-height windows, drawing the outside in. A fully equipped pragmatic kitchen features stainless steel appliances, ample storage, sage tiled splashback, and a large pull-out pantry opposite a separate laundry. The lovely Breakfast Bar is perfect for working at the island or chatting with a loved one. The kitchen unfolds to a dining area perfect for hosting an intimate dinner with close friends. The aesthetically appealing master bedroom is a haven comprising a Noirot panel heater, large full-height windows letting in abundant natural light and BIR. The second bedroom too has a large full-height window offering dappled light in from the courtyard and custom wardrobe with full height mirror. Escape to a serene spacious white tiled bathroom comprising a single vanity, bath, and shower adjoining a separate linen press cupboard. Step outside to a mod grass courtyard with an outdoor bench and capacious tree offering shade behind a private high brushwood fence. With an eye on detail, this minimalistic unit inspires and brings the best of form and function together in one place. The neutral palette creates timeless living spaces and a soft stage to introduce art and furniture to create intimate spaces in a celebrated beachside location.