

# 1 Ozone Parade, Trigg, WA 6029

## Sold House

Monday, 14 August 2023

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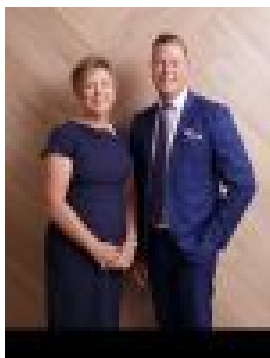
Bedrooms: 4

Bathrooms: 2

Parkings: 3

Area: 850 m2

Type: House



Sean & Jenny Hughes  
0892030777



Oliver Hess  
0478844311

**\$2,415,000**

Capture an unsurpassed level of family living with this enchanting coastal masterpiece. Nestled into the coveted Sandringham Estate, this residence boasts unique resort-style living, evoking inspiration from Palm Springs. Modern finishes meet a bold yet functional design creating an unmatched living experience. Perched just a moment's walk away from Perth's golden sands as well as vibrant coastal restaurants and cafes; 1 Ozone Parade truly offers a lifestyle that is second to none! Set on a generous corner block, a bespoke, architectural façade creates a grand first impression. Through a security coded gate, a foyer-style entrance opens onto high ceilings and porcelain tiles. The elevated primary living room is complete with a gas fireplace, offering a sublime place for family relaxation. A staircase rises to a spectacular feature of the home; a mezzanine study complete with a custom circular ceiling and numerous skylights. Moving through the home, the glamorous open plan and newly renovated kitchen boasting stone benchtops with bespoke joinery and soft closing drawers, louvers, electric blinds, a servery window to alfresco, Miele dishwasher, Bosch 900mm underbench Pyrolytic oven, Bosch gas cooktop & rangehood, walk-in pantry and undermount double sink. The expansive master suite is complete with walk-in robe and a modern ensuite, providing a superb parental retreat. The three large secondary bedrooms, all complete with built-in robes are ideally located in the separate 'children's wing'; complemented by the modern primary bathroom, this accommodation space allows for peaceful separation when required. A large activity room to the rear of the property allows for all the recreation space the growing family could desire. Perfectly transitioning from indoor to outdoor living, 1 Ozone boasts two separate alfresco areas, both with modern finishes throughout. Complete with a saltwater swimming pool, this home provides an unbeatable outdoor space that will impress even the savviest of guests. Walk to South Trigg Beach for a tranquil morning swim before the kids catch the bus to Hale School or walk to St. Mary's Anglican Girls' School. The lifestyle on offer with this property is unrivalled. Combining a bespoke, modern design with a premium location, this property is simply one of a kind.

**Property Features:**

- Approx. 850m<sup>2</sup> of land on a corner block
- Enclosed by stone wall and monitored gate
- Manicured gardens throughout
- Foyer-style entrance
- Elevated formal living room with fireplace
- Formal dining room
- Expansive master suite complete with walk-in robe and modern ensuite complete with custom vanity, stand-alone bath, heated towel rails and shower with rainfall showerhead
- Stairs lead to mezzanine study complete with custom circular ceiling with skylights throughout
- Large laundry
- 'Children's wing' complete with three large secondary bedrooms; all complete with built-in robes
- Primary bathroom complete with custom vanity, separate wash closet floor to ceiling tiling, shower with rainfall showerhead
- Large activity room
- Massive storage room
- Three-car garage with two driveways
- Primary alfresco area complete with timber decking, plantation shutters, outdoor fans
- Grassed backyard area
- Large saltwater swimming pool
- Outdoor shower
- Secondary alfresco area

**Special Features:**

- Nestled into coveted Sandringham Estate
- Modern finishes and renovations
- Split system reverse cycle Daikin air conditioning to all living areas and bedrooms
- High varied ceilings throughout
- Engineered shade over swimming pool
- Bowers & Wilkins speakers in alfresco & pool area
- MyPlace iPad system & controller
- Electric blinds in kitchen and dining
- Monitored alarm system
- Security cameras
- Large electric gate and security-coded pedestrian gates at back and front
- Bore