

106 Surfers Parade, Middleton, SA 5213

House For Sale

Thursday, 9 May 2024

106 Surfers Parade, Middleton, SA 5213

Bedrooms: 3

Bathrooms: 3

Parkings: 4

Area: 403 m²

Type: House



Paul Price

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Best Offer By: 12 Noon, 5 June (USP)

Best Offer By: 12 Noon, 5 June 2024 (unless sold prior) Price: \$2,500,000 An iconic address, panoramic double-glazing, and seafront entertaining for most satisfying sunrises and sunsets: from unmatched quality, there's only one way to seize every magical Fleurieu moment... From wild surf to rhythmic rolling tides, capture it all from a renovated and upgraded 3-bedroom with a study (or 4-bedroom), 2 spacious living and 3-bathroom beachfront design that transcends the seasons and turns everyday chic into an endless holiday with front and back terraces, and a host of extensive upgrades for an air of as-new luxury. Nestled between Port Elliot and Goolwa South with sweeping vistas from The Coorong to The Bluff, your problems will fade with a pastel sunset. With crisp, minimalist décor, the home flaunts a new main kitchen, new sparkling fully tiled 2nd bathroom, new bedroom carpets, and new LED lighting, defining three lifestyle levels you'll share openly - or savour privately - courtesy of internal lift access to all floors and separate external entry. At base level, the secure double garage slips inside for a study (or 4th bedroom), functional laundry, huge versatile 2-roomed under-home storage and a 3rd bathroom; the first floor welcomes with family-sized living, meals, a kitchenette, and a protected all-weather solid Merbau rear deck, plus two bedrooms edging the luxe 2nd bathroom and separate WC. The showstopper is a top floor that works its way from the central social kitchen with new appliances to the living zone's wall of glass (double glazed) embracing indoor/outdoor flow and views that are one and the same: an eye-level horizon. Diverting calm to the back, the master bedroom retreats to its own renovated ensuite, walk-in robe, and separate 4th WC for guests. What'll you do today? Watch the kids play on the landscaped and irrigated backyard from the rear deck, or set off on-foot via the bike track or beach to Port Elliot; this seafront stretch is highly sought for its luxury holiday escapes - perhaps you'll dip your toe into tourism, too... Enjoy summer at its prime or watch dramatic winters (and whales) unfold from your armchair. Whichever way you do it, face the sea from something special - make it here, in the beach-side buy of your lifetime. Let the sea air persuade you: Majestic seafront views to Victor Harbor, The Coorong & The Bluff. New double-glazed aluminium windows (Upper Floor & Bedroom 2) Tiled front terrace deck with unobstructed sea views & feature glass balustrade All-seasons solid Merbau hardwood rear deck, external stairs & balustrade railing "Eclipse" Internal lift with laser sensors to all 3 levels 5-zone 'Actron Air' ducted R/C A/C Master bedroom with plantation shutters, WIR & a chic new ensuite Bedroom 2 with double-glazed window and massive sea views Brand new fully tiled main bathroom (with separate WC) 2 spacious open living areas & 2 contemporary kitchens 3rd fully tiled bathroom with frameless shower Fully fenced rear irrigated gardens Heavy-duty rotating patio umbrella 2 x 22,500L plumbed rainwater tanks Huge double garage with remote tilt-up door Massive storage capacity under house & under stairs Rewired with new meter box Internal & external staircases And much more...