

# 11 Outlook Parade, Ormiston, Qld 4160



## Sold House

Monday, 9 October 2023

11 Outlook Parade, Ormiston, Qld 4160

Bedrooms: 5

Bathrooms: 4

Parkings: 4

Area: 1220 m2

Type: House



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**\$3,300,000**

Introducing 11 Outlook Parade, Ormiston – a residence that embodies luxury Bayside living at its finest. With a host of exceptional features and awe-inspiring, panoramic Bay views, this expansive property sets the standard for contemporary comfort and elegance. The master bedroom is a true retreat, boasting breathtaking bay views, a private balcony, a luxurious walk-in robe, and a grand ensuite that features a spa bath, heated towel rack, and modern fixtures/ finishes. The ensuite also boasts a double basin vanity and expansive bay views, creating a true oasis of relaxation. For those who appreciate the finer things in life, this property delivers. With five generously sized bedrooms, there's ample space for rest and relaxation. Four of the bedrooms offer captivating bay views from the adjoining balconies, further enhancing the allure of this remarkable home, while two feature an ensuite complete with heated towel racks and top-quality finishes. Built-in robes and ceiling fans are standard in all bedrooms, ensuring both convenience and style. An upstairs family room provides an additional private balcony, creating a perfect space for leisure and relaxation. The main bathroom boasts a separate toilet, a spacious shower, and a sunken bath, adding a touch of luxury to everyday routines. The property itself is a testament to quality construction, with a grand granite staircase at the entrance, complemented by tiled floors downstairs and plush carpets upstairs. Step into a world of convenience with the inclusion of a practical laundry shoot, while the ducted air conditioning system ensures optimal climate control throughout the entire home. Ceiling fans adorn every room, guaranteeing comfort no matter the season. The enclosed balcony upstairs, complete with a split-system air conditioner and shutters, offers a versatile space that has been transformed into a home gym. Entertaining is a delight, thanks to the downstairs formal dining room that opens up to an outdoor patio, seamlessly blending indoor and outdoor living. The large open-plan kitchen and sitting room provide the perfect setting for everyday living and gatherings, whilst entertaining friends and enjoying the serene outlook this locale provides. The kitchen itself is a gourmet haven, boasting a granite island bench, Miele dishwasher, 2 dual basins, induction Miele cooktop, and an abundance of storage. Additionally, a filtered water system in the kitchen adds convenience to daily tasks. This space seamlessly transitions to the surrounding outdoor entertaining areas, whether you want to lounge by the resort-style pool or be immersed by the council protected reserve with expansive Bay view's outlook, this home is sure to impress and provide the ultimate comfort. Outdoor living is a dream with the inclusion of a heated, resort-style, saltwater 75,000L swimming pool, with premium decking, a pavilion hut, perfect for relaxation and recreation. Surrounded by lush greenery and ideally positioned amidst the council protected reserve, this home ensures a serene and tranquil atmosphere to escape the pressures of everyday life. Security and privacy are paramount, with a front privacy gate featuring an intercom system for exclusive access and an integrated alarm system, providing worry free, peace of mind. With features such as automated roof louvres for customisable shading, an automatic sunshade off the patio near the pool, integrated indoor/outdoor sound system, entertainer's media room and the downstairs laundry with a full bathroom and direct pool access, this property caters to every aspect of comfort and luxury living. The private study provides plush carpet, split-cycle air conditioning, and direct separate access, making it an ideal space for productivity. Embrace the pinnacle of sophisticated living at 11 Outlook Parade, Ormiston. With its grandeur, exquisite finishes, and sweeping bay views, this property offers a lifestyle that truly redefines opulence. Highlights of this exceptional property include:- Luxurious Design: A grand property with an impeccable floorplan and quality finishes.- Breathtaking Bay Views: Captivating bay views from various rooms, creating a serene ambiance.- Master Retreat: Master bedroom with expansive bay views, private balcony, walk-in robe, and spa bath ensuite.- Generously Sized Bedrooms: Five spacious bedrooms including the master suite, four with adjoining balconies and two with a private ensuite. All bedrooms provide a built-in-robe. - Indoor and Outdoor Living: Multiple balconies, an enclosed balcony with air conditioning, heated, resort-style saltwater 75,000L pool, and entertainer's outdoor patio.- Modern Comfort: Ducted air conditioning, ceiling fans in every room, and plantation shutters.- Gourmet Kitchen: Kitchen island, quality Miele appliances including induction cooktop, granite countertops, and ample storage.- Entertainment Spaces: Upstairs family room, media room, and open-plan living areas.- Private Study: Plush-carpeted study with private access and split-cycle air conditioning.- Tranquil Setting: Backs onto the council-protected reserve, providing privacy and nature.- Convenience: Laundry chute, heated towel racks, and quality finishes/ appliances throughout.- Security and Efficiency: Front privacy gate, alarm system, 20x 3.5kw solar panels, and intercom.- Unique Touches: Grand granite staircase, tile flooring, and automated roof louvres.- Elegant Ambiance: Plush carpeting, indoor/outdoor sound system, and indoor gas fireplace.- Well-Equipped: Four-car garage with storage, automatic sunshade near the pool, and more. Situated only a short walk away from the reputable Ormiston College, which

is renowned as a premier educational institution, recognised both locally and nationally for its exceptional standards of education and overall excellence. This exceptional home is positioned in one of Ormiston's most esteemed streets and conveniently located mere moments from bus and train transport. Ideally positioned with the council-protected parklands and reserves backdrop, this locale offers outstanding proximity to local schools, the exclusive Raby Bay Harbour precinct for dining and shopping, Cleveland CBD, and the Stradbroke Island ferries to explore the hidden gems Moreton Bay Region has to offer. Experience the pinnacle of luxury living. This exquisite property harmoniously blends elegance, modernity, and comfort, all while embracing the panoramic bay views and natural splendor of its setting. A home of this calibre will not last long. Contact Hannah Dodds today.