

# 115 Outlook Crescent, Bardon, Qld 4065

Place. 

## House For Sale

Thursday, 18 January 2024

115 Outlook Crescent, Bardon, Qld 4065

Bedrooms: 2

Bathrooms: 3

Parkings: 4

Area: 1041 m2

Type: House



Sacha Hennessy

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## Penthouse Alternative For Sale

Meticulously designed and crafted, this striking architectural 2-4 bedroom property with a lift occupies an elevated 1041m<sup>2</sup> position in one of Bardon's most exclusive locations. This property exemplifies the Swedish term 'Lagom' – not too much, not too little, just the perfect balance. It's a philosophy that is evident throughout the home. Every moment has been carefully considered and the versatile floor plan caters for a variety of different needs. The entry level establishes a stylish, contemporary aesthetic, employing a restrained palette of concrete and timber. The dark toned ceiling, cabinetry and doors are a dramatic feature that is used to great effect, drawing attention to the views outside. Polished concrete flooring is cool underfoot and low E glass on all windows also improves insulation and energy efficiency. The kitchen is an entertainer's delight, with quality Miele appliances, a Liebherr fridge and a large butler's pantry takes care of any storage needs. To the front, there is a sophisticated and spacious lounge and on a split-level, a library makes clever use of space. At the rear, the dining room opens to an expansive deck that boasts quality Italian tiles and offers ample space for alfresco dining, or simply to relax and enjoy an outlook that spans from the CBD to the picturesque bushland beyond. There is also a powder room on this level for guests and a 5-person lift transporting you to the accommodation below. Custom Kwila timber stairs lead to the lower level where there is access to the enormous and pristine 4-bay garage that features a hot-tyre rated concrete floor. The home comes with plans to easily convert this space into an additional two bedrooms, while still allowing room for a double garage. As an example of clever future planning, a bathroom is already in place for these bedrooms. The Master suite is also on this level and it is a beautiful, tranquil space with an ensuite and roomy walk-in robe. Large picture windows provide a stunning outlook across the bushland and garden that has been thoughtfully landscaped with Australian natives. Waking up to this view would be a joy – hard to believe the city is just 5km away. On the lower level, there is another equally inviting bedroom with walk-in robe and ensuite that could be used as an alternative Master suite. A back door leads to the substantial, low maintenance garden – inviting you to meander through this beautiful space. This is an exceptional property with a long list of subtle yet first class inclusions. There is architectural lighting throughout, custom timber windows and doors, crim-safe and security cameras with intercom entry. The home has solar, irrigated gardens and in addition to the garage, there is parking for another vehicle behind the front security gate. The home is just moments from walking tracks and bushland park. There are numerous schools within easy reach and you can stroll to Bardon State School. It's close to the lifestyle, shops, services and convenience that comes with inner urban living. Do not delay an inspection.