

11B McNaught Street, Beaumaris, Vic 3193



House For Sale

Thursday, 8 February 2024

11B McNaught Street, Beaumaris, Vic 3193

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Type: House



Angus Graham
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Nick Jones
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\$2,300,000 - \$2,450,000

The latest offering from groundbreaking multi-generational design and development group, RÜÜHM, SYMPHONY 5 is a 4 bedroom, 3.5 bathroom, dual-suite, dual zone design conceived in synergy with Beaumaris's mid-century architectural heritage...and crafted with the integrity these leading-edge creators demand. A dramatic, yet sympathetic, presence in Melbourne's mid-century beachside heartland, this streetfront home hits the perfect note for today's high-demand, low-maintenance lifestyle. Offering family harmony with luxury suite accommodation upstairs (sheltered by a lattice of breeze-blocks) and down (with a walled garden), the home offers two levels of living positioned to maximise all-day sun. Effortlessly light-filled with a sun-filled interplay inside-to-out through walls of northerly glass to a pergola-shaded deck and curvaceous seating pod, the home is meticulously crafted outside and in with the Zen Lotus breeze-blocks against Tasmanian Pearl 'Eco Bricks', and sculptural black window-shrouds beside sleek commercial glazing. Unfolding beyond a monumental pivot entry-door in effortlessly light-filled style, the residence is orchestrated with RÜÜHM's signature rigour with squareset ceilings rising up to 3 metres above shadow-line P50 architectural detail, limed oak floors alongside 40oz New Zealand wool-rich loop carpet, and natural Carrara marble benchtops on LED-lit 2-Pack cabinetry. Beautifully bespoke with a curvaceous island fronting the elite Miele kitchen (with dual ovens and integrated Häfele double French door fridge-freezers), and a sophisticated 'Welcome Bar' (with glass-shelving and multi-bottle wine display), the home's interiors are impeccably curated with solid-brass door furniture, satin-gold tapware...even the seamless light and power switches are from in-demand Italian brand, Bticino. The home's in-floor heated bathrooms showcase the same artful attention-to-detail with fluted glass screens echoing cabinetry detail, terrazzo and feature porcelain floor and wall tiles, and rainhead and hand-held showers. Concealed-cistern WCs are a given. Highly functional with streamlined built-in and walk in robes, a discreet pull-out pantry and a well-placed well-fitted laundry, this masterpiece design is secured by App-operated Ring video-intercom, Closed Circuit Video Security, and climate controlled (with individual room remotes) by reverse-cycle heating-cooling. Lighting is dimmable, USB points are fast-charging, and double-garaging is accessible direct from the street. Set in a creative architect-designed landscape punctuated by structural steel arbours, hand-shaped bluestone and exposed aggregate driveways, the property features subtly-lit green space and time-irrigated plantings. Even the mailboxes are cleverly conceived with secure letter and parcel drop. At home amongst great Beaumaris Modern homes and prestige new residences within five blocks of the Concourse, and a weekend walk of Rickett's Point, SYMPHONY 5 promises a unique rhythm of life; minutes to the world-class Sandbelt golf courses, and just 150m to Beaumaris Secondary College (and its MCC-shared sports facilities) with the bus to the Mentone schools (including the Girls College) at the end of the street.