

12 Pacific Boulevard, Beaumaris, Vic 3193



House For Sale

Tuesday, 28 November 2023

12 Pacific Boulevard, Beaumaris, Vic 3193

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 720 m2

Type: House



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Michael Cooney

\$2,850,000 - \$2,950,000

Presenting a contemporary façade and skillion roofline with striking highlight windows, this custom built 39sq single-storey luxury house on a block size of 720sqm is located on a wide boulevard in the heart of beautiful Beaumaris. Positioned one block from the beach and in between the popular Concourse Village offering a plethora of cafés, bars, restaurants, supermarket and speciality stores and Rickett's Point Beachside Café and Marine Sanctuary. In-zone to Beaumaris Secondary College, MGSC and MGS/MGGS. Also nearby, Royal Melbourne and Victoria Golf Courses, Donald Macdonald Reserve, Beaumaris Motor Yacht Squadron, and a direct 15-minute bus ride to Sandringham Train Station for a 30-minute train trip into the city. An avant-garde substantial-sized 4-bedroom, 1 study, 3-bathroom, 1 powder room, 1 laundry residence facilitates seamless fluidity to accommodate multi-generational gatherings and comfort with zoned climate control heating and cooling throughout. The inviting wide light-filled entry rolls out effortlessly to a sunken lounge, an open kitchen, and expansive dining and living with fireplace being the focal point of the house lending itself to consummate entertaining. The north-facing living areas coupled with variations in ceiling height feel layered and purposeful highlighting notable elements and spatial arrangements. An open-plan streamlined kitchen complete with the latest Bosch appliances, double-oven, stone bench tops with soft pendant lights over the kitchen island, white geometric tiled splashbacks, modern cabinetry with ample storage, breakfast bar, and walk-in pantry with two separate fridge/freezer zones. Step down to a separate study and four spacious bedrooms comprising built-in-robos, superior carpets, and ceiling fans. The master bedroom suite adjoins a large WIR and deluxe ensuite with dual vanity, bath, and beautiful tiling. The second and third bedrooms share an ensuite with dual vanity and a bath and the fourth bedroom adjoins an ensuite each allowing plenty of room for guests to stay and play. A double-car garage plus store area is accessed via a private driveway bordered by brushwood fencing, sections of paving, and coastal inspired landscaping. The house enjoys a relaxed vibe with a sun-soaked northerly alfresco with provisions in place to introduce a pool. Luxuriate in the wonderful confluence of several factors: beautiful position, low maintenance, space for family and friends, and most importantly the feeling of retreat that invites rest and relaxation. Curate your own maximalist aesthetic against minimalist lines and triumph in the serenity and handsome proportions on the boulevard.