

13 Esplanade, Seaholme, Vic 3018

mancini

House For Sale

Sunday, 11 February 2024

13 Esplanade, Seaholme, Vic 3018

Bedrooms: 4

Bathrooms: 3

Parkings: 3

Area: 663 m2

Type: House



Eric Mancini
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Zack Ninkovic
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\$3,500,000 - \$3,700,000

Exquisite elegance ! this luxurious living and instant seaside serenity makes a dramatic impact as you enter this architecturally designed waterfront sanctuary. Rare perfection woos with inspired over-sized open living and entertaining domains that are bathed in natural light from the mesmerising sunrises through to gorgeous sunset hues, with breathtaking vistas across Port Phillip Bay to the city. A first-class design begins with a quality build featuring solid concrete construction, chic interior design and every accoutrement for an effortless lifestyle of understated opulence. Cater for year-round parties and every family indulgence with a state-of-the-art home theatre, solar-heated pool and spa, an outdoor kitchen, gazebo and rear bathroom, formal, casual and alfresco living and dining, a dedicated office, first-class French Provincial kitchen and a sensational master bedroom! You'll adore the masters' balcony outlooks, cavernous walk-in robes and dressing room, sophisticated full bathroom and the adjoining office or nursery, with three additional sumptuous bedrooms. Fine finishes and fitments include Silestone kitchen benchtops, freestanding Falcon oven, new wool carpets and paintwork, Tuscan-toned marble tiling, Victorian Ash polished flooring, plantation shutters, high-tech lighting, C-Bus Home automation and security & CCTV system, wrought iron front gate, spacious off-street parking, remote underground garage for two large cars, downstairs office or wine store, and superior cabinetry, ducted heating, refrigerated air conditioning and a ducted vacuum system. This beguiling haven is perfectly positioned and oriented on the coveted Seaholme foreshore an easy 20-minute stroll along the Bay Trail to Pier St cafes and fine dining, shopping, market, medical facilities and 5 minute walk to Seaholme Train Station. Jump on the bike for waterfront trails to the Cheetham Wetlands, Williamstown, Yarraville, the Maribyrnong River and the alluring Westgate Punt which connects you to Port Melbourne and the CBD. Discover the magic of this enchanting enclave nearby a choice of sporting and leisure clubs, parks and boat ramps, with a choice of Seaholme and Altona Primary Schools, child care, Altona College, Mount St Joseph's Ladies College and Williamstown's Westbourne Grammar.