

13 Kevin Street, Evatt, ACT 2617

TIMOTHY R^D

House For Sale

Tuesday, 14 May 2024

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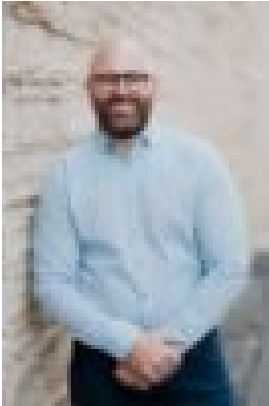
Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 882 m2

Type: House



Tim McInnes
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Annabelle McInnes
0419144208

Auction

The road home...Situating in an enviable location directly opposite playing fields, nestled within a tranquil loop street, this ultra-modern family residence offers an idyllic retreat from the hustle and bustle, yet remains conveniently close to essential amenities. The home artfully combines functionality with aesthetic appeal, showcasing contemporary design elements while offering mesmerising views of the surrounding treetops. It is thoughtfully constructed to promote a fluid transition between indoor and outdoor living spaces. Upon entering, visitors are greeted by a striking raked ceiling and an elegant blend of timber and polished concrete flooring. A two-way fireplace and expansive use of stacker and bifold doors further enhance the dramatic ambience of the space. The residence boasts three spacious living areas, each providing luxurious comfort and stunning vistas of the adjacent parklands and oval. The state-of-the-art kitchen is equipped with high-quality appliances essential for culinary mastery. Features such as a breakfast bar and a walk-in pantry are designed to impress. The master bedroom is a sanctuary of luxury, featuring glass sliding doors that lead to the lush backyard, an enviable walk-through robe, and an awe-inspiring ensuite. Additional bedrooms are well-appointed with built-in robes and share access to an updated bathroom. Outside, a private paved terrace and an expansive deck offer perfect settings for family gatherings, seamlessly connected to a lush grassy play area. The road ahead...For those prioritising storage and vehicle accommodation, the property includes a generously sized double garage and a double carport with an automatic door. Extras like a separate toilet, laundry facilities, ceiling fans, and reverse cycle air-conditioning units add to the home's appeal. This architectural gem, set against a backdrop of whimsical parkland, is a rare find that is sure to captivate and inspire. Quality features include... * Reverse air-conditioning unit x 3 * Double sided wood fireplace * Walk-through robe to the master bedroom * Built-in robes to additional bedrooms * Lounge, dining, family and meals area * Stacker and bi-fold doors * Double glazed windows * Open plan living room * Designer kitchen with gas cook top, breakfast bar and walk-in pantry * Modern ensuite with under floor heating * Paved terrace and entertaining deck (optional shade sail provided which can be installed) * Automatic irrigation system * Landscaped grounds with grassed area and raised vegetable garden beds * Double garage and double carport (with automatic garage door) * Located walking distance to local schools and shops Residence - 212m² (approx.) Garage - 48m² (approx.) Carport - 36m² (approx.) Additions to residence completed - 2018