

138 Laguna Avenue, Palm Beach, Qld 4221

— **Coastal**

Sold House

Thursday, 5 October 2023

138 Laguna Avenue, Palm Beach, Qld 4221

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



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\$2,050,000

A practical easy-living residence that has had an upmarket modern makeover recently undertaken, this double-storey parkside residence, only a short walk from the beach and local shops, grants families and busy professionals the feeling of being on holiday every day of the week. Set on an ultra-manageable allotment, the 2018-built home features up-to-the-minute finishes and designer details, a poolside entertaining deck and luxe upper-level living with stunning views through the trees to beautiful Laguna Park and Lake. Being one of only nine properties that backs directly onto Laguna Park, this prized Palm Beach location is highly sought after. The residence was extended and re-invigorated last year by award-winning construction company Risen Developments, following a detailed redesign by interior designer Bhodi Wells of Sydney. With smooth polished concrete and light oak-dressed floors, an all-white kitchen with an integrated fridge/freezer and a stone, waterfall-edged servery, flowing sheer ceiling-to-floor drapes and functional cabinetry inclusions that add interest and maximise usefulness, the interiors will appeal and excite. Awash with plenty of detail, high ceilings contrast with batten-style, room delineating overlays in black, there is a wide glass, gas flame fireplace, benches and upholstered seating and storage nooks to be found in the unlikeliest of places. Drawers placed into the oak staircase are ingenious. Fluted features appear in balustrades and vertical highlights, contrasted by stack bond-style wall treatments. This home's layout enables versatility for all members of the family, with stylish indoor and breezy, covered outdoor living on both floors, a master suite located separate from other bedrooms and an office (optional 4th bedroom) with a built-in desk and lounge seating. Energy efficient and comfortable, the home has ducted Daikin air-conditioning, ceiling fans, high-placed windows for privacy and a large-capacity solar panel system. Taking advantage of the outlook over the park, the recent transformation of the upper-level's living and dining areas has not only added space but allowed the introduction of desirably modern design elements with the addition of huge panes of glass that stretch across the formal lounge's wall. Step outside onto the elevated and screened, Travertine tiled balcony from the living room or the glass door positioned at the end of the kitchen. With full-height, gloss white cabinetry and kit-kat tiles to the splashback and breakfast bar's external face, the kitchen is sleek, neat and bright and incorporates state-of-the-art appliances including an induction cooktop. Bathrooms have floor-to-ceiling Travertine tiling, contemporary fixtures and fittings, frameless glass showers, a bath in the main bathroom and an upper-level powder room. The children's bedrooms are located on the ground floor in easy reach of the family room space, covered deck and glass-fenced inground saltwater pool. With storage cupboards and a kitchenette area built into this casual living area, the kids are sure to be entertained. Polished concrete floors on this ground floor are incredibly practical and hardwearing. Fenced and secure from the street, the 351m² block has a small lawn area, established hedges, hidden services and drying court and a double garage. Highly desired by families, this address rests within the catchment for Currumbin State School and Palm Beach Currumbin State High School, with the high school approximately 13 minutes walk away and the primary school taking approximately 4 minutes in the car. An enviable parkside location, this home is central to Palm Beach's restaurant and retail strip, its beachfront surf club, the weekly farmer's markets held within the high school's grounds, playgrounds, dog off-leash areas and some of the Gold Coast's finest beaches. Disclaimer: We have in preparing this information used our best endeavours to ensure that the information contained herein is true and accurate but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein.