

14B Broome Street, Cottesloe, WA 6011



Sold House

Friday, 1 December 2023

14B Broome Street, Cottesloe, WA 6011

Bedrooms: 4

Bathrooms: 4

Parkings: 2

Area: 509 m2

Type: House



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\$3,400,000

Metres from magnificent Cottesloe Beach, this contemporary abode designed by Architect Ross McAndrew, melds the best of ocean-side living with stylish, high-quality design and a sense of relaxed refinement. Simultaneously spacious and inviting, high ceilings, travertine stone flooring and recessed lighting in the entry hallway create an immediate sense of flow and set the scene for the quality fixtures seen throughout. On this level, find a double-sized bedroom with a walk-in-robe and fully tiled ensuite with spa bath and shower, double vanity and cohesive use of travertine marble. Enjoy heated towel rails, underfloor heating and a sunny garden outlook through plantation shutters. Further along the hall, a living room offers potential as an entertainment room or study, before the home opens up into a welcoming kitchen, living and dining space at the rear. Here, the eye is drawn to glass doors leading to the alfresco and swimming pool, giving the heart of the home an indoor-outdoor appeal bathed in natural light. With touches of earthy hues and every modern fixture required for busy living, the kitchen boasts a Miele induction stove, dishwasher and ovens, stone benchtops, three sinks, extensive cabinetry and recently renovated timber flooring. A cosy seating area and elegant dining space overlooking the alfresco ensure this classic yet contemporary atmosphere will be the centre of family life. Upstairs, the informal yet sophisticated luxury continues, with a large bedroom opening onto a covered balcony among leafy surrounds. Here, you'll find a walk-in-robe, ceiling fan and ensuite echoing its downstairs counterpart. Bedrooms three and four are also doubles, with built-in robes and ceiling fans and access to a third, fully tiled bathroom. Additional features include 5KW of solar panels, a downstairs powder room with a shower, expansive laundry with ample storage, a Miele washing machine and dryer, direct side access and an outdoor lock-up storage room. Outside, entertain all year round thanks to heated travertine tiling on the alfresco and its sunny north-facing aspect. Unique features such as an asymmetric ceiling fan, double hotplate with rangehood, gas fireplace and stone servery create a peaceful sanctuary for formal or casual get-togethers. At the front, a double lock-up garage with direct home access, secure entry gates and an easy-care walled courtyard ensures this home's style is matched by its practicality. Enjoy a stroll to iconic Cottesloe Beach, play a round at Sea View Golf Club, wind down on your poolside alfresco or soak up the sunset on your upstairs balcony - the lifestyle in this blue-chip coastal suburb is like no other! Perfectly positioned close to top schools including St Hilda's Anglican School for Girls and Cottesloe Primary, and amenities such as the famed Boatshed Markets and Napoleon Street shops, this forever home offers premium family living for the discerning buyer. To make it yours, contact Deborah Brady now on 0405 570 903.

Features: 4 bedrooms, 4 bathrooms, Swimming pool, Ross McAndrew design (architect), Covered alfresco; built-in BBQ and gas fireplace, Ducted reverse cycle air conditioning, Underfloor tiled heating inside and out, High ceilings, Travertine marble, new timber flooring, KEF sound system, Walk-in or built-in robes, 5KW solar panels, Double lock-up garage, Central ducted vacuum system, CCTV, Lock-up separate storage.

Location (approx. distances):

- Mosman Park Train Station 450m
- Mosman Fresh IGA 550m
- Harvey Field 550m
- South Cottesloe Beach (Dutch Inn) 600m
- Cottesloe Primary School 850m
- Sea View Golf Club 1.0km
- Boatshed Markets 1.2km
- Cottesloe Central 1.3km
- Mosman Beach 1.5km
- Napoleon Street Shops 1.4km
- St Hilda's Anglican School for Girls 1.8km