

**18 Giles Street, Fannie Bay, NT 0820**



**Sold House**

Monday, 9 October 2023

**18 Giles Street, Fannie Bay, NT 0820**

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 4**

**Area: 1050 m2**

**Type: House**



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**\$1,750,000**

AUCTION On-Site: Wednesday 1st November 6pm  
Property Specifics: Year Built: 1978  
Council Rates: Approx. \$3,980 per year  
Area Under Title: 1050 square metres  
Rental Estimate: Approx. \$1,500 per week  
Vendor's Conveyancer: Tschirpig Conveyancing  
Preferred Settlement Period: 30-45 days from the contract date  
Preferred Deposit: 10%  
Easements as per title: Sewerage Easement to Power and Water Corporation  
Zoning: LR (Low Density Residential)  
Status: Vacant possession  
Pool Status: Compliant  
Solar: 34 panels  
Experience the epitome of refined living in this renovated family sanctuary, nestled in the most coveted of locations. Prepare to be enchanted at every turn as you step into this magnificent five-bedroom residence, where meticulous design and premium amenities meet to create a haven of luxury and comfort. This extraordinary tropical oasis effortlessly blends the quintessential elements of family-friendly living with the allure of a premium address. Highlights of this exceptional property include its enchanting alfresco living spaces, a breath taking chef's kitchen, and an opulent master suite with an adjoining parents' retreat/study.

- Palatial split-level residence resting on a sprawling 1,050sqm block in the highly sought-after Giles Street
- Indulge in tropical bliss with louvre windows, creating an ambiance of relaxation and gentle sea breezes
- Elevated ceilings and recently polished timber floors grace the upper level, elevating the grandeur
- The upper level offers a luminous open-plan living area seamlessly extending to a capacious balcony
- The chef's kitchen is a masterpiece, featuring top-tier fixtures, premium appliances, and a stunning design
- The master suite boasts a private parents' retreat, walk-in wardrobe, luxurious ensuite, and a private study area, accompanied by two beautifully appointed bedrooms upstairs with bespoke cabinetry
- Two additional robed bedrooms downstairs, adjoined by another splendid living space
- The under-house area has been carefully renovated, featuring a prep kitchen space overlooking the sparkling pool and spa
- With a freestanding single garage, ample parking beneath the house, and a spacious driveway, your parking needs are met in style
- Experience eco-conscious living with 34 solar panels with a Fronius inverter, and three-phase power to the house
- Lush reticulated gardens, an electric sliding gate, and secure fencing enhance the property's security and beauty

Tucked away within lush, impeccably landscaped gardens on an expansive 1,050sqm block, this impeccably presented property enjoys a prime location in the prestigious Fannie Bay neighbourhood. It's within walking distance of Parap Markets, Parap Pool, Sailing Club, and the picturesque Fannie Bay foreshore. Step inside this luxurious abode, and you'll immediately be captivated by the upper level's recently polished timber floors, lofty ceilings, and a tasteful colour palette that bathes each space in natural light. Embrace the soothing cross-breezes that flow through the banks of louvre windows and beckon you to the open-plan living area, where the backdrop of tropical landscaping creates an idyllic setting for entertaining. The kitchen is a culinary masterpiece, boasting an oversized island with a floating breakfast bar, sleek stone countertops juxtaposed with two-tone cabinetry, and high-end appliances, including a gas stove, dual oven, double fridge-freezer, and wine fridge. The generous and luminous sleeping quarters on this level consist of an airy master suite with an adjoining parents' retreat, walk-in wardrobe, and ensuite, along with two additional bedrooms, each with custom built-in wardrobes and one with a private balcony overlooking the pool. Beyond the stylishly appointed main bathroom, you'll discover a spacious home office to cater for two people that offers flexible living space options. Descend the open timber staircase to the lower level, where you'll find a second lounge room and two more bedrooms, each with built-in wardrobes. These rooms are served by the home's third full bathroom, complete with an adjacent laundry. From here, you can access additional alfresco entertainment areas, either on the verandah beneath the balcony or in the beautifully renovated under-house space with a prep kitchen. Both of these areas provide stunning views of the saltwater pool and inground spa, surrounded by manicured lawns and exquisite tropical landscaping. In addition to its many appealing features, such as solar panels and split-system air conditioning, the property includes a freestanding single garage, ample parking beneath the house, and a driveway accessed through a remote-controlled gate. This is a property that must be seen in person to truly appreciate its scale and allure. To arrange a private inspection or make an offer on this property, please contact Andrew Harding 0408 108 698 or Evie Radonich 0439 497 199 at any time.