

19 Picnic Parade, Burns Beach, WA 6028

REDMOND
REALTY

House For Sale

Friday, 24 May 2024

19 Picnic Parade, Burns Beach, WA 6028

Bedrooms: 3

Bathrooms: 3

Parkings: 2

Area: 390 m2

Type: House



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ALL OFFERS BY 4th JUNE

Welcome to 19 Picnic Parade, it simply doesn't get much better than this STUNNING custom-designed luxury residence perfectly nestled on an elevated parcel of land in one of Burns Beach's most highly prized locales between sprawling Southport Park and the pristine blue waters of the Indian Ocean! Boasting three bedrooms, three fully tiled ensuite bathrooms, study/fourth bedroom. This two storey Highgrove home epitomises luxurious, easy-care beachside living blended with a modern twist to cater for today's busy lifestyles, it will capture your heart! Merely footsteps to our glorious, pristine coastline, enjoy 'forever' sunsets and mesmerising Ocean views from the front balcony, you will not want to miss this one! // THE HOME Not a cent has been spared on the features and finishes, lovingly maintained by the current owners since new, presenting in immaculate 'Show Home' condition. Step into a wide and sunny entrance hallway through double Tassie Oak doors to reveal the magnificent 'sun-soaked' open plan family and meals area with soaring recessed ceiling and EXQUISITE frameless glass floor to ceiling feature 'picture window' overlooking the shimmering heated pool! Fabulous, sleek crisp-white kitchen sits at the 'heart' of this super-stylish residence featuring gleaming engineered stone benchtops with waterfall edges, glass splashback, an abundance of soft-close cabinetry and drawers, built-in pantry cupboard with fitted slide-out shelving, NEFF oven with separate grill, NEFF 750mm Induction hotplate, integrated microwave, extractor hood, bin-tidy cupboard, wide fridge recess with water feed, Miele dishwasher. Glass sliding doors open seamlessly into the Alfresco entertaining area effortlessly combining indoor & outdoor living. // FEATURES- Fabulous front elevation with soaring Skillion roofline- Glazed pivot front entrance door- Custom-made solid Marri timber staircase- Tassie Oak 2.3m internal feature doors- MAGNIFICENT open-plan living area, high recessed ceiling, fabulous frameless glass floor to ceiling 'picture window'- Shimmering solar heated concrete pool- Private Alfresco entertaining area- Polished aggregate to the front, rear & sides- King size minor bedrooms with beautiful Marri timber floors- Huge Master bedroom suite with direct balcony access, feature high Skillion ceiling, large walk-in wardrobe, gorgeous fully tiled ensuite bathroom with dual vanities, engineered stone tops, freestanding bathtub for an extra splash of glamour!- Ensuite bathrooms to all bedrooms- Guest bedroom/optional Master bedroom located downstairs- Dedicated study/home office or fourth bedroom - All bedroom wardrobes have fitted shelving- Brilliant laundry; extensive cabinetry, elevated shelving for the washing machine and dryer, large walk-in linen/storage cupboard- Quality linen sheers and window treatments- Engineered stone benchtops throughout- Rectified edge floor tiles to the kitchen, family & meals- Cool, tranquil colour palette throughout the home- Solar panels 5kw- Insulation to the roof and to the upper and lower level wall cavities- High grade stainless steel (balcony & staircase balustrading)- Feature high skirtings, feature cornices- High ceilings- Soaring recessed ceilings to the entry and family room- Huge garage with high ceiling, easy parking for the 4WD or small caravan, storage area, rendered internal garage walls- Daikin ducted reverse cycle air conditioning- Rheem instantaneous gas hot water system- Ceramic light switches- LED downlights - Auto reticulation- Gas bayonet to the Alfresco- Cement sheeting to Soffits & Eaves- Alarm system- Elevated 390sqm block - Built in 2011 by Highgrove- Approx. 320sqm total build area// LIFESTYLE Within 'touching distance' of the Indian Ocean, footsteps to lush Southport Park and Burns Beach Foreshore Park, meet friends and locals at the local community 'hub' Sistas Café or the soon to be completed new café at Beachside Park/Grand Ocean Entrance, close to wonderful sporting facilities at Bramston Park, take a leisurely morning stroll to Burns Beach Primary School. Excellent shopping facilities at Currambine Marketplace, Lakeside Joondalup, The Iluka Plaza Precinct (The Iluka Pub, Coffee Window, Child Care, Pharmacy & Medical), close to top public & private high schools, Award Winning Joondalup Resort & Golf Club, the magic of Mindarie Marina, public transport links at Currambine Station, handy bus stop on Seabreeze Avenue, within easy access to the freeway. This location and beachside lifestyle package is like no other and it could be yours, contact Burns Beach Specialist Gina today for further information on this rare opportunity to live in this extremely desirable pocket of Burns Beach! Sellers reserve the right to accept an offer prior to 4th June 2024, without notice. Disclaimer: This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries. If you are considering this property, you must make all enquiries necessary to satisfy yourself that all information is accurate prior to making an offer on this property. Buyers should conduct their own due diligence in terms of actual sizes of the home and land and any potential for subdivision and not rely solely on the information provided herein by the selling agent.