

**27 Flinders Street, McCrae, Vic 3938**



**Sold House**

Friday, 18 August 2023

27 Flinders Street, McCrae, Vic 3938

**Bedrooms: 6**

**Bathrooms: 3**

**Parkings: 4**

**Type: House**



Eric Lim

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## Contact agent

Please contact us if you require a private inspection. An amazing 66 squares of beach house living on a wide-reaching 1,422m<sup>2</sup> block (both approx.). A breathtaking expression of unrivalled luxury, this impeccable 6 bedroom trophy home combines three separate living areas, four alfresco terraces and uninterrupted coastal views of Port Phillip Bay. From vision to completion, every divine detail in this ultra-modern masterpiece has been lovingly crafted over an amazing 66 squares of beach house living on a wide-reaching 1,422m<sup>2</sup> block (both approx.). Beyond a spectacular elevated entry, a versatile mix of multiple living options are simply stunning in style, scale and substance. Enjoy the family fun in a games room, the cinematic presence of a home theatre and the work-from-home ease of a full-sized study, while an instantly relaxed sitting room on the first floor will have you reaching for a book in no time at all! Under towering ceilings, the heart of the home reveals gallery-sized living and dining warmed by a sleek fireplace and framed by blue-water bay beauty. An exquisite stone-finished kitchen showcases an imposing island bench and top-of-the-range Bosch appliances further enriched by a sizeable butler's pantry. This chef-friendly workspace will be a constant source of inspiration and a centrepiece for celebration. Step outside into the all-day warmth of northern sunlight and entertain on a primary undercover terrace wrapped around the perimeter. The exemplary backdrop captures the soaring McCrae Lighthouse, Rosebud Pier, the shipping channel, the striking city skyline and the entire Peninsula coastline. A further three outdoor decks, a landscaped native garden and an easy-care lawn completes the alfresco picture with potential to drop in a showpiece pool if desired. Beautifully balanced with an efficient use of space from top to bottom, the ground floor also plays host to a self-contained zone highlighted by a full kitchen and dining area. This entire wing offers exciting scope for rental income, guest quarters, a multi-generational opportunity, and would delight an older teenager or au pair. Generously proportioned for rest and retreat, enjoy a choice of roomy and robed bedrooms upstairs and down. Special appointments ensure comfort levels are at an absolute premium with everything designed for functionality, ease of use and aesthetic excellence. Take advantage of multi-zoned heating and refrigerated cooling throughout, solar panels feeding back into the grid, a large 2-car garage, additional carport to store a boat, advanced security, and so much more. Beyond all the custom-built grandeur, a timeless design propels this property into instant classic territory. Inspect with the whole family!

- 6 palatial bedrooms, 3 luxe fully tiled bathrooms
- Vast open-plan living and dining with gas stone fireplace
- Sitting room with an integrated desk
- Sleek kitchen with stone surfaces, island bench and a wide range of quality Bosch appliances
- Butler's pantry
- Full-sized study with a built-in desk
- Home theatre
- Versatile games room
- Second chef-ready kitchen with breakfast bar and dining area
- Large laundry
- Powder rooms on each floor
- North-facing wraparound terrace with strip heating
- Trio of outdoor decks
- Easy-care lawn plus native and kitchen gardens
- Outdoor shower
- A range of storage solutions
- Multi-zoned heating and refrigerated cooling
- Double glazing
- Stylish feature staircase
- Solar power
- Solar hot water
- Alarm system with security cameras
- Recessed down-lighting and exquisite feature lighting
- Motorised blinds, Roman blinds and flowing curtains
- Rich timber flooring
- Oversized double garage with internal access and rear roller door access
- Additional double carport for a boat, caravan and jet skis

Almost halfway between the local foreshore and Arthur's Seat, the lifestyle location speaks for itself. Enjoy close proximity to shopping, transport, quality schools, upscale wineries, Red Hill restaurants and the golden sands of your very own neighbourhood beach. For more information, please contact Eric Lim today.

3 x LITTLE THINGS WE LOVE

1. Seawinds Gardens Walking trails with scenic coastal views
2. McCrae Beach Pleasant walk to your own neighbourhood beach
3. Bay Trail Walk, run or ride this local hot spot

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