

28 Bluff Road, St Leonards, Vic 3223



House For Sale

Friday, 24 May 2024

28 Bluff Road, St Leonards, Vic 3223

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Type: House



Felix Hakins
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Elissa Holloway
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\$2,650,000 - \$2,900,000

Positioned to capitalise on uninterrupted panoramic bay views across the glistening waters of Port Phillip Bay to Mount Martha, this immaculately presented two-storey home on an enviable 1,012 sqm allotment (approximately), offers one discerning buyer the ultimate bayside lifestyle. Flawlessly appointed, the open plan upstairs living area is designed to showcase priceless water views filtering throughout the interior, with Spotted Gum hardwood floors, heightened ceilings and floor to ceiling glazing enhancing the sense of luxury within. Free flow onto a spacious outdoor alfresco balcony amplifies interior space, inviting you to relax, listen and admire the hypnotic change of seasons from your elevated vantage point. Rising chefs will appreciate the attention to detail within the stylish, well appointed entertainers kitchen, comprising high quality European appliances, sleek stone benchtops, soft-closing cabinetry, walk-in pantry and cocktail bar. Accommodation is sought across four bedrooms, the master affording privacy to the upper level enjoying a beautifully renovated ensuite bathroom, fully-fitted walk-in robe and north facing balcony access. Three queen size minor bedrooms occupy the lower level, each with built-in robes, ceiling fans and convenient sharing of the main bathroom, rumpus room and outdoor patio space for sun-basking and relaxation. A jetmaster gas log fire and multiple reverse cycle air conditioning units acclimate the home year round, with CCTV surveillance, alarm and intercom system ensuring security. The inclusion of a commercial grade lift between the two levels is a noteworthy addition. Exterior assets comprise of a double lock up garage, 12m workshop/storage shed with steam sauna and ensuite for boats, caravans and trailers, elongated sealed driveway for additional off street parking, 20,000 litre rainwater tank, fishermans outdoor kitchen with cooking capabilities and secure yard to the front elevation. This outstanding retreat will appeal to growing families, multi-generational families, holiday makers and outdoor enthusiasts, with close-by access to the boat ramp, village centre, waterfront and picturesque walking trails linking you to nearby reserves. Fully established and ready to occupy, this property is incomparable in opportunity.