

# 31 Bayview Terrace, Clayfield, Qld 4011



## Sold House

Friday, 29 September 2023

31 Bayview Terrace, Clayfield, Qld 4011

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 496 m<sup>2</sup>

Type: House



Nicholas Given

## Contact agent

This beautiful family home is a pre-war masterpiece; a charming and character-rich residence with bespoke finishes and luxe inclusions aplenty. Having undergone an extensive renovation, this magnificent property has been reimagined by Hollins Design, with the utmost consideration given to every impeccable detail. Paying homage to its 1920's heritage, it features custom timberwork, VJ wall panelling and hardwood flooring throughout, accommodating modern living via high end appliances and smart home technology. Opulent from the outset, this residence embodies elegance and grace, welcoming residents and guests with manicured gardens, ambient water feature, traditional front verandas and a grand entrance hall. With Palm Interiors at the helm, the home's design embraces easy living and effortless entertaining, with spacious family, living and meals areas upstairs, and a versatile media/rumpus on the lower level. A Hamptons-inspired kitchen awaits the home chef, boasting stone countertops with lambs tongue edge, Blum cabinetry fittings and a suite of Neff appliances, while the adjoining entertainers terrace offers a built-in barbeque, drinks fridge and ice maker, with views across the enticing swimming pool. Accommodation includes a luxurious primary retreat with a generous walk-in robe and upscale ensuite, with three additional bedrooms, two additional bathrooms and a guest powder room also on offer. The state-of-the-art home office is equipped with innovative technology, including high speed internet, fibre optic cabling and a full video surveillance system. Comprehensively appointed, this home includes ducted air conditioning, ceiling fans, a SONOS surround sound system, plantation shutters and exquisite drapery throughout. Positioned on a beautifully landscaped 496sqm block, this property is moments from every convenience, with cafés, restaurants and boutique retailers within walking distance. For families, this property offers superb proximity to Eagle Junction State School, Clayfield College and St Rita's College, while commuters enjoy an easy weekday journey via nearby Eagle Junction Station.

Inclusions: - Formal living and meals spaces with bespoke cabinetry and gas fireplace - Entertainers terrace with outdoor kitchen including Weber Summit barbeque - Hamptons-inspired kitchen with stone bench tops, Neff appliances, Leibherr integrated fridge/freezer and top of the range Blum kitchen cabinetry fittings - Separate media room with SONOS surround sound and acoustic soundproofing - Primary bedroom with adjoining walk-in-robe, ensuite bathroom and verandah access - Three additional bedrooms, each with built-in storage - Two additional bathrooms plus guest powder room - Laundry, mudroom and ample storage on each level - Home office with fibre optic cabling; high-speed internet, WIFI routing and USB power points - Ducted air conditioning, ceiling fans and plantation shutters - Extensive home communication systems, hardwired from a main control panel - Three phase power throughout the property - Swimming pool with ceramic tiling and Eco Outdoor natural stone pavers - Outdoor entertaining areas complete with sound system and television - 496sqm block fully landscaped by d.i.g. with Rainbird smart-controlled irrigation - Double garage and separate utility/workroom with workbench - Just 7kms from both Brisbane CBD and Brisbane Airport - Within walking distance of cafés, restaurants and convenience stores - Minutes from Eagle Junction State School, Clayfield College and St Rita's College - Easy access to public transport options including Eagle Junction Station

This residence is now open for inspection. Contact Nicholas Given on 0439 193 920 for more information or to arrange a time to view this immaculate property. Auction - Saturday 21st October at The Calile Hotel from 8:30am If not SOLD prior!