

38 Armstrong Walk, St Leonards, Vic 3223

House For Sale

Saturday, 13 April 2024

38 Armstrong Walk, St Leonards, Vic 3223

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 300 m2

Type: House



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\$960,000- \$1,050,000

The Feel: Contemporary excellence finds a new benchmark with this custom designed sanctuary, where lock-and-leave liveability unites with superb functionality, making it the perfect choice for families, downsizers, and weekenders alike. Just a short walk to the beach and St Leonards boat ramp, the 4-bedroom home is located for absolute serenity with an immediate outlook across picturesque wetlands. A trio of living areas and plentiful alfresco zones deliver enviable space for family relaxation and entertaining, as a stunning combination of sleek stone, warm timbers and extensive glazing provide an impressive backdrop for your sought-after coastal lifestyle.

The Facts:-An immaculate family sanctuary, custom designed & built to evoke the very essence of relaxed coastal luxury-Direct frontage to picturesque wetlands provides a serene backdrop to everyday living-Delight in the sights and sounds of local wildlife, or simply sit back and soak up the beachside ambience-Dual level design suits a myriad of family configurations, from couples to large & extended families-An oversized pivot door sets the tone for the spacious floorplan set over 2 magnificently appointed levels-Soaring square set ceilings & expansive glazing create an immediate sense of space-A fresh, neutral aesthetic references the natural surroundings, including wide panel flooring & timber finishes-The home's fabulous family functionality is highlighted by three zoned living areas-Ideal working from home environment with dedicated desk and NBN fibre for the home for fast internet access -Generously proportioned open plan living domain promotes family togetherness-A showstopping stone kitchen unveils a central breakfast island bench & extensive storage including gas-lift overhead cupboards-Stone finishes flow through to the WIP, while quality appliances cater to effortless entertaining-Relaxed get-togethers can continue outdoors with a spacious, fully enclosed alfresco courtyard-Privately zoned, the main bedroom (WIR & ensuite) sits adjacent to a sitting room, ensuring parental sanctuary-3 further bedrooms, including a 2nd master suite, are situated upstairs & are accompanied by a luxurious family bathroom-A blissful north-facing retreat spills outwards to an elevated balcony, taking in the wetland outlook-All three bathrooms feature stone benchtops & full tiling, main bathroom includes sumptuous back-to-wall freestanding tub-Extensive storage throughout, including under-stairs & to the impressively appointed laundry-An oversized DLUG includes pull-through access for secure storage of the boat or trailer-Zoned ducted heating & cooling for year-round comfort-Additional comprehensive appointments include double glazing, video intercom, security alarm & plantation shutters-No-mow surroundings perfectly cater to a lock-and-leave lifestyle-An easy stroll to the beach where relaxed seaside walks will become a daily pleasure-Walking distance to the St Leonards village with its boutique shopping & dining-Don't miss this chance to own your own seaside sanctuary of undeniable style & quality The Owner Loves..."It's an incredibly peaceful place to live, and I love the birdlife that frequent the wetlands - watching them from the balcony of a morning is just wonderful. I walk to the beach and the main shopping area - the position of this home is unrivalled." *All information offered by Bellarine Property is provided in good faith. It is derived from sources believed to be accurate and current as at the date of publication and as such Bellarine Property simply pass this information on. Use of such material is at your sole risk. Prospective purchasers are advised to make their own inquiries with respect to the information that is passed on. Bellarine Property will not be liable for any loss resulting from any action or decision by you in reliance on the information.