

# 39 Knightsbridge Parade West, Sovereign Islands, Qld 4216

## House For Sale

Wednesday, 20 March 2024

39 Knightsbridge Parade West, Sovereign Islands, Qld 4216

Bedrooms: 6

Bathrooms: 5

Parkings: 4

Area: 769 m2

Type: House



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## Contact Agent!

Nestled on the distinguished Sovereign Islands' premier street, this waterfront residence stands as a remarkable home, perfect for a spacious family with a penchant for hosting gatherings. Elegantly positioned facing north on a generous 769m<sup>2</sup>\* plot with a 19.9m\* frontage along the Coomera River, the residence captures breathtaking views across expansive waters to the verdant landscapes of Coomera Island. Recent meticulous renovations have elevated the practicality and grandeur of the double-story interior. An entrance foyer adorned with a chandelier and double-height glazing creates a striking first impression. Throughout the residence, three types of marble exude a pervasive sense of opulence. The luxurious master suite provides a tranquil haven, featuring a bar, dressing room, ensuite, and a private balcony overlooking the waterfront. Five guest bedrooms cater to family members and visitors, while a study with three dedicated workspaces accommodates remote work. Entertainment options abound, with a tiered theatre and media room offering settings for upscale movie nights. The newly added bar enhances the open living, dining, and kitchen area, seamlessly connecting to the outdoors through sliding doors and a service area. The covered alfresco space, equipped with a kitchen and built-in speakers, becomes an ideal venue for lively gatherings by the water. A heated pool invites year-round enjoyment, complemented by low-maintenance synthetic lawns for children and pets. Boating enthusiasts will appreciate the well-appointed pontoon that accommodates large vessels and provides easy access to open water. A short cruise reaches South Stradbroke Island, while prestigious schools, marinas, golf courses, and amenities are easily accessible by car.

**Key Features:-** Double-story family residence on expansive water frontage- 769m<sup>2</sup>\* plot with 19.9m\* frontage along Coomera River- North-facing with panoramic views to Coomera Island- Tranquil location at the end of Sovereign Islands' premier street- 12m\* pontoon with power, water, lights, dry berth, and winch for large vessel mooring- Heated pool with full glass mosaic tiling- Covered outdoor entertaining with Electrolux BBQ, sink, Rhino bar fridge, and bench seating- Synthetic turf and low-maintenance gardens in rear yard and courtyard- Grand entrance foyer with chandelier, double-height glazing, 6.3m\* void, and stone feature wall- Recent upgrades to bathrooms, theatre, and bar- Turkish marble flooring; white calacatta and pietra grey marble finishes- Open living, dining, and kitchen area with water views and brand-new bar- Well-equipped kitchen with Miele and Siemens appliances, granite countertops, and central island- Oversized master suite with private waterfront balcony and lavish ensuite- Five additional bedrooms with various storage options and ensuites- Tiered seven-seat theatre and additional media room- Study with built-in desk for three workstations- Sonos built-in speakers, Bosch alarm, Dorani intercom, Daikin ducted air conditioning, solar system- Fully fenced property with gated side access

Situated in the esteemed Sovereign Islands, a secure gated community, this residence enjoys privileged access to open water and amenities. The Sovereign Islands Marina is a short 2km away, granting easy exploration of South Stradbroke Island and beyond. Championship golf courses and the vibrant Paradise Point shopping and dining district are within a convenient 3km radius. Families benefit from proximity to highly regarded private schools, and the M1 facilitates straightforward commutes to Brisbane or the heart of the Gold Coast. Contact Mitch Booth to organise an inspection. Disclaimer: The above information has not been verified. We advise you to confirm the accuracy of details before entering into a contract. Amir Prestige and its employees cannot be held responsible for any inaccurate details supplied here.