

40 The Passage, Pelican Waters, Qld 4551

Sold House

Saturday, 2 March 2024



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Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 962 m2

Type: House



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\$3,855,000

I am proud to present to the market for the very first time, the bespoke "40 The Passage". Exquisite in its design and craftsmanship, this impressive 440sqm masterpiece positioned on a generous 962sqm parcel of prime real estate, is complemented by a truly unique, expansive 60 metre wrap-around canal frontage. From the moment you enter through the enormously impressive timber and glass pivot door, it's as if you're transported to a floating oasis. This waterfront haven seamlessly integrates water elements throughout, creating a haven of serenity and elegance. Continuing from the property's welcoming entry, the guest wing unfolds on one side, featuring breathtaking water vistas also offering two of the four bedrooms, study, casual lounge or games room and a luxurious bathroom adorned with floor-to-ceiling tiling. The wow factor continues, with the spacious open-plan living and dining area that serves as the centrepiece of the residence. As you gaze out to the mesmerising water views from each window, this airy central space adjoins a gourmet kitchen, displaying vaulted skylights, creating an architectural feature, plus a butler's pantry. This impressive culinary space is also equipped with stone waterfall edge benchtops, premium appliances and ample cupboard storage. Steps away, floor-to-ceiling glass doors lead to the incredible alfresco area with aluminum bifold shutters, allowing for many unforgettable gatherings all year round. Adjacent to this, an award-winning glass-framed infinity edge cantilever pool invites you to cool off and take in the spellbinding vista overlooking the expansive canal position. Travertine tiles and lush magnolia trees create an enchanting ambiance, complemented by ample waterside decked spaces for relaxation or entertaining. A statement of its own, the waterside grand master suite, enjoys direct access to a private deck area that seamlessly connects to the pool. Filled with natural light, the ensuite features floor-to-ceiling tiling, a freestanding bath and dual vanities. The walk-in robe is elegantly appointed with extensive joinery. Privacy is paramount in this fully gated home, offering complete seclusion. The double garage with epoxy flooring, further enhances the overall sense of luxury. Additional features found in a residence of this calibre, include ducted, zoned air-conditioning, Krix surround sound, security system, VacuMaid ducted vacuum system, ceiling fans and an abundance of storage, plus so much more. Embrace the Sunshine Coast's coveted lifestyle in this tastefully crafted property. You are ideally positioned to relax at nearby Golden Beach, enjoy the peaceful beauty of Pumicestone Passage, explore coastal pathways or savour a waterfront meal at the Marina Village, the choice is yours. Call to arrange your exclusive inspection today! ~ 962sqm block with expansive 60 metre wrap-around water frontage ~ 440sqm under roof, aluminum slider shutters on alfresco areas ~ Four generous sized bedrooms plus study and multiple living areas ~ Fully ducted, zoned air-conditioning and ceiling fans throughout ~ Award winning pool with glass infinity edge and cantilever wading area ~ Gourmet kitchen with high-end appliances and butler's pantry Quote this reference when enquiring on this property: THEP40 (If this property is being sold by Auction or without a price, a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes.)