

7 Mast Way, Coogee, WA 6166

REALTY PLUS

House For Sale

Saturday, 13 April 2024

7 Mast Way, Coogee, WA 6166

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 404 m²

Type: House



Brad Milos

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Offers Invited

BRAD MILOS is honoured to present 7 Mast Way Coogee. Contact Brad for a Price Guide. View the 3D Virtual Tour - NOW OPEN 24/7 All offers presented on or before 28th of April - Unless SOLD PRIOR

Perched on an elevated position amidst the prestigious Mayor Rise Estate, this stunning home boasts a striking and sleek sophisticated elevation that sets the stage for the luxury that awaits within. Crafted with meticulous attention to detail, this one-of-a-kind family residence epitomizes perfection, leaving no expense spared in its creation. Crafted to embrace the best passive solar design principles, the home features north-facing living areas and strategically placed highlight windows to capture the morning sun and promote soothing cross-flow ventilation. Inspired by the coastal surroundings, the exceptionally high raked ceilings, adorned with electric controlled highlight windows, imbue the interiors with an unparalleled sense of airiness and light. Complementing the serene ambiance are solid black-butt timber flooring, neutral wall tones, and tasteful cabinetry and decor throughout. Step inside to discover the expansive open-plan living area, adorned with soaring 52c high raked ceilings that seamlessly flow from the front entry foyer to the main living spaces which continues outdoor into the Alfresco area. This seamless integration of indoor-outdoor living is further enhanced by beautiful black-butt timber flooring leading to the spacious outdoor alfresco entertaining area also decked with black-butt, complete with a raked ceiling, fan, lighting and speakers. The private backyard offers easy-care landscaping and ample space for a potential pool, if desired. At the heart of the home lies the gourmet kitchen, a masterpiece of design, ingenious engineering, and functionality. Featuring a one-of-a-kind integrated extendable (slide-out) island bench-top, breakfast bar come dining table that seats 8, that will be the envy of friends and guest alike. This kitchen is a true entertainer's delight. Equipped with dual AEG ovens, a dishwasher, gas cooktop, and abundant storage options, it promises to inspire your inner chef and impress your guests with its ingenuity and style. The residence offers three generously sized bedrooms, including a luxurious master suite with plantation shutters and a premium ensuite. The second bathroom boasts equal levels of refinement, complete with a deep bath for ultimate relaxation. The laundry is equally impressive, with ample bench space, overhead and under-bench cupboards, and a huge walk-in linen cupboard, ensuring practicality meets luxury at every turn. Premium Construction Finishes and Features include:

- One-off Custom Crafted in 2016 total area of 258sqm on 404sqm site, Extra Large 3x2 Home
- Premium quality double brick construction throughout
- Custom hinged 1200 wide entry door
- 52c High Raked ceiling in main Living & Foyer 41c in Garage/ 35c through remainder of home
- Premium quality ceiling cornicing and 6inch floor skirting boards, inbuilt timber window sills
- 28c High internal feature panel doors throughout, Exterior doors & windows at 31c High
- Premium quality stackable door between Living/ Alfresco
- Superior highlight windows electrically operated
- Commercial grade trimdeck roof sheeting
- Invisi-gard security screens to all external entry ways and front windows
- Newly sanded and coated Premium quality direct stick black-butt timber flooring throughout
- Black-butt timber decking to Alfresco area - Power/ Gas and water provisions to suit future outdoor kitchenette in Alfresco
- New premium carpets throughout
- New roller blind window treatments throughout
- Quality plantation shutters in Master Suite
- Premium quality Pendant lighting in living, LED through remainder with dimmer switches
- Under cupboard lighting in kitchen
- Extensive use of extra double GPO's throughout with integrated USB charging
- Ceiling fans to Living and Alfresco area
- Premium cedar front entry soffit lining
- Integrated Bose speaker system through main living/ Alfresco
- Premium door hardware throughout
- Premium stone bench tops to Kitchen/ Ensuite/ Bathroom
- Premium Porcelain floor and wall tiles throughout all wet areas
- Premium plumbing fixtures & fittings throughout kitchen/ Ensuite/ Bath/ Laundry
- Custom integrated cabinetry in all bedroom robes, Master Suite WIR
- Extensive shelving in Kitchen Pantry. Walk-in Linen cupboard & Garage
- Plenty of overhead and underbench cupboards, throughout Laundry and Kitchen with pullout drawers integrated wine rack, bin drawer and laundry linen drawers
- Premium Custom pull-out sliding breakfast bar come dining table to seat 8
- Premium Samsung dual motor, reverse cycle ducted zoned Air-conditioning system - Premium Alarm security system
- Freshly painted internal walls, doors and door frames
- Acrylic rendered external walls
- Poured concrete aggregate driveway
- Porch/ entry continuing through into the Garage
- Outdoor shower
- Garage with Extra height door opening of 31c with 41c ceiling and rear access via small garage door
- Easy care front and rear automated reticulated gardens
- Advanced termite reticulation system to perimeter of home
- Smart offsite drainage system

Desirable Location: Situated in a Quiet and discreet locality of Coogee, where residents enjoy the tranquility of a secluded community with minimal local traffic only, conveniently situated within close proximity to essential amenities. Easy walking distance to the playgrounds with bbq facility and nature reserve, nearby to Coogee Primary School and Coogee Beach just over the hill, this location offers the perfect blend of nature and convenience in a highly desirable pocket of

Coogee. What's your property worth in today's market? Request your complimentary property appraisal with Brador visit www.bradmilos.com for more info.