

**74B Mascot Avenue, Bonbeach, Vic 3196**

**buxton**

**Townhouse For Sale**

Wednesday, 10 April 2024

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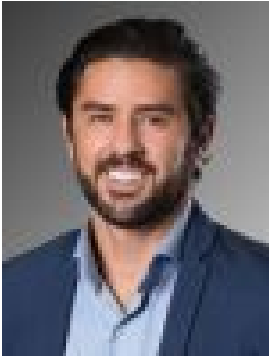
**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 309 m2**

**Type: Townhouse**



Daniel Wright  
0397727222



Levi Burns  
0397727222

**\$1,750,000 - \$1,900,000**

Truly remarkable, this three-bedroom, two-living zone residence designed by Jarchitecture delivers unrivalled waterfront living in this prestige riverside pocket. Sculptural and sophisticated, you'll love the curved concrete lines inside and out, while a bespoke white perforated metal staircase creates a cool and contemporary aesthetic. Upstairs, the warmth of timber floors features, along with expanses of glass brimming with natural light, where you'll discover a spacious open plan living zone with a gas log fireplace flowing onto a covered balcony overlooking the Patterson River. The luxurious streamlined kitchen with Glemgas and Bosch appliances makes a stand-out statement with its striking island bench, opening to a sunbathed internal balcony, while a dedicated study space and extensive storage will impress. Both bathrooms deliver a luxurious retreat of pure indulgence with freestanding baths, flawless finishes and outdoor access, the upstairs master bedroom ensuite fitted with a sleek wall of custom wardrobes and adjoining dual-access powder room. Enhancing the light and airy feel, both ground level bedrooms open to an internal garden and are fitted with robes, while a second living room flows to an alfresco deck and garden, along with direct gate access onto the river trail. Appointed with zoned reverse cycle heating and cooling, large Euro laundry, video intercom, powder room, water tank and double auto garage. Lifestyle perfection, this beautiful home is a short stroll to the beach, local schools, cafes and the train, golf course and Wannarkladdin Wetlands.