

85 Bay Road, Mount Martha, Vic 3934

House For Sale

Friday, 1 September 2023



85 Bay Road, Mount Martha, Vic 3934

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 836 m2

Type: House



Amber Sealey
0359046446

\$3,500,000 - \$3,750,000

From concept to creation, this brand-new 4-bedroom plus study, 2.5-bathroom residence defines excellence in functional beauty, epitomising the look, the feel and the ambience of coastal luxury living, perfectly positioned less than 1km (approx.) to beautiful Mount Martha Beach South. Meticulous appointments, breathtaking sophistication and an inspired style executed by the remarkable interior design team at locally-based Project 5 interiors, underline this masterpiece as simply irresistible. Architecturally stunning, the home's central hallway places a tranquil garden courtyard on display as it advances toward a light-filled lounge and an open-plan living and dining area that merges seamlessly with the paved alfresco. Spellbound by the sparkling water of the divine electric heat pump pool, indoor-outdoor entertaining is impressive, surrounded by expertly landscaped gardens and served by a designer kitchen hosting an appreciable number of top-of-the-range appliances, such as Liebherr, Schweigen, Smeg, with the quality extending to the Carrara quartz benchtops and a sublime Dekton Taga porcelain island, plus a brilliant butler's pantry to make daily living feel evermore luxurious. Serene and seductive, all bedrooms experience a superior level of privacy and enjoy fitted robes, and the two exquisite bathrooms are resort-like and lavish, with underfloor heating and a freestanding bath in each. A study, powder room, laundry and generous double garage complete the home's amenities, whilst the soaring ceilings, engineered European Oak flooring, and french pattern travertine tiling are unmistakably beautiful. When energy efficiency is front of mind, a 6kw solar power system, instantaneous hot water, double-glazed windows, and a rainwater tank tick all the boxes, whilst ducted reverse cycle air conditioning and a Real Flame gas fireplace provide quality comfort to this comprehensive home, situated a short walk to Mount Martha Village, Mount Martha Primary School, Balcombe Grammar, and a selection of sports and recreation clubs. Property Specifications- Land size: 835sqm (approx)- Internal size: 40sqm (approx)- Brand-new coastal luxury - 4-bedrooms + study- 2-bathrooms, plus powder room- Architectural design- Interior design by Project 5 - Two light-filled living areas - Jaw-dropping kitchen with high-end appliances- Poolside alfresco zone for entertaining- North-facing rear aspect- Landscaped gardens and lawns- Remote double garage with internal access- Ducted heating and refrigerated cooling- 1km to the foreshore of South Beach- Walk to the village and Balcombe Grammar*measurements are indicative only