

**1/583 Esplanade, Mount Martha, Vic 3934**



**House For Sale**

Wednesday, 3 July 2024

1/583 Esplanade, Mount Martha, Vic 3934

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 372 m2**

**Type: House**



Ryan OConnor  
0422564474



Pietra Vieira  
0452569994

**\$1,750,000 - \$1,925,000**

Experience luxury living in this captivating Tuscan-style home, perfectly situated directly opposite Birdrock Beach. This exquisite residence boasts three spacious bedrooms, including a private master suite with balcony access, a dressing room, and an ensuite bathroom for ultimate comfort. The expansive open-plan living area is adjoined by a spacious kitchen featuring stunning granite countertops and a practical walk-in pantry. This open plan area is also adjoined by a conveniently positioned powder room with a 3rd toilet. Enjoy refreshing breezes from the wide entertaining balcony, ideal for alfresco dining and leisurely gatherings. The lower level offers a rumpus / second living room - a perfect retreat for children or guests, as well as two well-appointed bedrooms, a large bathroom with a spa, and a cozy courtyard for relaxation. Meticulous attention to detail is evident throughout the home, from the beautiful handcrafted ironwork balustrade to modern conveniences like ducted heating and air conditioning. Additional amenities include an intercom system, alarm system, ducted vacuuming, built in speaker system throughout, internal access to a double remote-controlled garage, and video entry monitoring to ensure year-round comfort and security. Embrace the pinnacle of beachside living in this sophisticated, well-designed home, just steps from the sandy shores of Birdrock Beach. This property offers a magical lifestyle with elegant design, high-quality finishes, and a host of modern comforts, making it your perfect seaside sanctuary.