

8 Clematis Court, Patterson Lakes, Vic 3197



House For Sale

Wednesday, 19 June 2024

8 Clematis Court, Patterson Lakes, Vic 3197

Bedrooms: 5

Bathrooms: 5

Parkings: 2

Area: 672 m2

Type: House



Chris Kavanagh
0432824448



Michael Care
0395860500

\$3,050,000 - \$3,350,000

For Sale By Expressions of Interest Closing Tuesday 30th of July at 5:00pm (unless sold prior)A grand-scale entertainer of incredible presence and comfort, the luxurious accommodation offered by this lakeside cul-de-sac residence is enhanced by stunning water views and a pole-position private mooring. With a floor plan made for a second to none lifestyle, the home provides living space galore so that everyone can find the perfect place to call their own. Flowing past a fitted study, the satin Spotted Gum floors lead to a tranquil sitting area with a roaring wood burner fireplace as a cosy focal point. Boasting banks of glass to capitalise on its serene vistas, the open plan entertaining zone showcases a fabulous bar for drinks with loved ones, while the kitchen will shout out to entertainers who will love the reams of cupboard and preparation space along with expanses of stone bench tops. Quality appliances include an ilve oven and Miele dishwasher tucked away in the fitted butler's pantry making hosting a breeze, while the breathtaking water views from both inside and out on the alfresco patio create a tantalising backdrop for every event.Two of the five bedrooms are located downstairs including an optional ground floor main suite with lake-view aspect. Each of the bedrooms boasts ample wardrobing and enjoy ensuite access to one of the five gleaming bathrooms (two with baths) while an upper-level retreat spills out to a sensational water-facing balcony.Amongst irrigated established gardens and with incredible storage throughout (including two strong rooms) plus ducted heating/cooling and split systems, the home also offers a huge laundry, full security & keyless entry, 12KW solar array plus EV Chargers & battery in the double auto garage.Just steps to transport and an easy trip to Lakeview Shopping Centre & Patterson Lakes Primary School & this quality setting also enjoys close proximity to the freeway on-ramps for a straightforward commute.For more information, please contact Chris Kavanagh on 0432 824 448 or Michael Care on 0432 488 939 from Barry Plant today. ALL ENQUIRIES MUST INCLUDE A CONTACT NUMBER.