

8 Huntingdon Street, East Victoria Park, WA 6101



House For Sale

Friday, 5 July 2024

8 Huntingdon Street, East Victoria Park, WA 6101

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 771 m2

Type: House



Edward Lim

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NEW TO MARKET!

**** FIRST INSPECTION SATURDAY, 13/7/2024 ****** To access more information regarding the property & to make an online offer, kindly go to <https://prop.ps/l/IziZnvRxt2h6> **** Proudly presented by Edward Lim... Get ready to experience luxury like never before at 8 Huntingdon, where homes of this calibre are as rare as a shooting star! This isn't just a house; it's an architectural masterpiece by the reputable Peter Stannard Homes. Practically brand new and boasting top-tier quality, this double-storey dream home features 4 spacious bedrooms, 3 elegant bathrooms, a chic powder room, a versatile study, multiple living areas, and a state-of-the-art theatre room, all set on a sprawling 771m² block. With a whopping 426m² of pure sophistication (total build up area), this home is the ultimate in elegance and style. As you step through the grand 1200mm front door, you're greeted by an impressive entrance hall with high ceilings and premium engineered black walnut flooring. The sunlit study room near the entrance can double as a fifth bedroom, offering flexibility and functionality. The spacious master bedroom is strategically located on the ground floor, away from the other bedrooms providing privacy and direct access to the parents' retreat courtyard overlooking the pool. It features a vast walk-in robe and a luxurious ensuite with his and hers vanities, rain showers, custom cabinetry, a built-in toilet, and a freestanding Apaiser stone bath. Have you seen the theatre room? It's not just spacious; it sets the stage for epic family movie nights, bringing Hollywood glamour right into your own home! Isn't that amazing? At the rear of the house, the chef's island kitchen is a true masterpiece. It boasts Caesarstone benchtops with waterfall features, soft-close cabinetry, high-end appliances (including a Zip HydroTap, dual VZug ovens, a VZug induction hotplate, a Bosch dishwasher, and a Vintec wine fridge), and a breakfast bar for four. Did I also mention that the Zip HydroTap not only produces still water (both cold and hot) but sparkling too. Sparkling water, anyone?! And before I forget, there is also a seamlessly integrated butler's pantry, elevating food prep to new heights. The open-plan living, dining, and family area is breathtaking and is the heart of the home. Featuring a double-height ceiling, a built-in real flame gas fireplace, and massive 6m long bi-fold glass doors that open to the undercover alfresco area, flooding the space with natural light. But there's more to explore! Step out to the rear alfresco area and discover a backyard that's not just professionally landscaped but also meticulously maintained. It's fully fenced, and brimming with potential for fun, whether you have kids, pets, or family and friends over. What's more, there's a low-maintenance below ground concrete pool, complete with a gas pool heater, ideal for heating the pool quickly and to maintain any desired temperature regardless of the weather or climate. Entertaining friends and family in this idyllic setting is an experience of pure bliss! Upstairs, a second living space offers versatility for extended family, energetic kids, or a tranquil retreat. Three additional bedrooms, each with built-in robes, include a second bedroom with its own ensuite and two more bedrooms sharing another bathroom and a separate toilet. Comfort is guaranteed year-round with ducted reverse cycle air conditioning throughout. Parking is convenient with an oversized double lock-up garage plus storage area, ensuring ample space for all your belongings. Location wise, not only facing the popular Mazzini Reserve, this home is also only a stone's throw from the vibrant Albany Highway cafe and restaurant strip. Close to Perth CBD, Curtin University, and the Swan River, everything you need is only moments away, with public transport is within walking distance. You will love living here! What We Love? Prepare to Be Amazed! * Exceptional Location with Amazing Lifestyle! * Whisper QUIET, so PRIVATE... * Year Built: 2016, Block Size: 771m², Build Up Area: app. 426m² * 4 oversized bedrooms, 3 bathrooms, 1 Powder Room, 1 Study, 2 Living Areas, 1 Theatre * Double brick throughout with colorbond roofing * Double lock up garage with storage * Exposed concrete aggregate driveway, portico, alfresco area & pool surrounds * Fully reticulated * High ceilings throughout, 32c * Fully ducted reverse cycle zoned air conditioning * Premium Engineered Black Walnut flooring throughout, carpet to bedrooms/theatre * 6m long bi-fold doors to living/dining area * High end tapware throughout, built-in Zip HydroTap in the kitchen (Chilled, Boiling & Sparkling) * Modern glass stair balustrades * CaesarStone kitchen island bench with waterfall ends * Built-in fireplace in the family living area (real flame gas) * Below ground concrete pool with gas pool heater * Ethernet network to study, bedrooms & living/theatre * 6.55kW solar panel system * Freestanding Apaiser stone bath to master ensuite * Parents retreat courtyard off master bedroom * Seamless indoor-outdoor living * NBN ready (FTTP connection) * Low maintenance & secure * Easy access to nearby public transport * Estimated rental: \$1,950 - \$2,000/wk Outgoings: * Council Rates: app. \$3,360.96 (FY 2023 - 2024) * Water Rates: app. \$1,627.23 (FY 2022 - 2023) This family home is a fairy tale waiting to be experienced. To discover more or to arrange a viewing, please contact listing agent, Edward Lim at 0408 929 655. This is your chance to step into unparalleled luxury and convenience in the heart of East Victoria Park! ** We have obtained all information in this document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations. ****