

**8 Piper Street, Peregian Beach, QLD, 4573**



**House For Sale**

Tuesday, 15 October 2024

**8 Piper Street, Peregian Beach, QLD, 4573**

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**

## Absolute Beachfront: Architect-Designed Masterpiece

This striking Dan Sparks architect-designed, and Altum Constructions custom-built residence is perfectly positioned on its 531m2 absolute beachfront block in blue-chip Piper Street to maximise natural light, sea breezes, privacy, north-eastern orientation, and sweeping views across national park including ocean glimpses.

An inspired pavilion-style design with Japanese influences infusing it with a Zen-like ambience that is incredibly calming and soothing; the residence seamlessly integrates indoor/outdoor living and is very much in harmony with its surroundings; it is truly a stunning home in terms of design, aesthetics, and outlook.

Across two levels the home comprises private entry, four bedrooms, two bathrooms, powder room, three internal living areas, office with built-in cabinetry, light-filled internal Zen-garden, sleek modern kitchen, extensive decking on both levels, separate laundry, double lock-up garage with storage, and a suspended concrete heated lap pool.

The original owner-occupier bought the land with beach shack on in 2005 before deciding to rebuild in 2010; the property is in impeccable condition and has its own unique charisma and appeal and utilises glass and natural materials for maximum impact and energy efficiency. The build itself is of the very highest standard with a concrete slab on ground floor and suspended polished concrete on the top floor.

- Architect designed & custom-built beachfront masterpiece
- Coveted blue-chip neighbourhood with prestige residences
- 531m2 backs directly onto national park and beach dunes
- 4 bedrooms + office, 2 bathrooms, powder room, 3 separate living areas
- Light-filled internal Zen-garden, multiple timber decking
- Heated above ground lap pool – suspended concrete slab
- High ceilings, polished concrete & red gum timber flooring
- Solar power, ducted air-conditioning, fans, sea breezes
- 45,000 litre underground water storage
- Glorious national park views showcased from most rooms
- Capture ocean glimpses and listen to the waves rolling in
- 8-min walk to village dining, shopping, and surf club
- 10 mins drive to quality local schooling, golf & Coles
- Original owner occupier offering to the market for 1st time

Soaring ceilings lined with silver ash marine grade plywood, recycled red gum timber flooring and framing, polished concrete flooring, ducted air-conditioning, ceiling fans, stone benches and high-end appliances in kitchen, built-in outdoor BBQ on deck off dining, casement windows along upper northern side, heat pump for pool (replaced in 2022), outdoor shower, and solar power.

Framed by native and tropical gardens and bordering national park – the glorious outlook and natural surrounds are forever-protected; and there are only sand dunes between the home and miles of pristine beach, no roads to cross, this is genuine absolute beachfront, so desirable and so coveted!

From here it is literally footsteps to the beach – you can hear it, glimpse it, and feel the caress of the sea air every single day from home beckoning you to the sand, so pack the surfboards, sunscreen, hats, and beach towels.

The vibrant village hub is a 5-8 minute walk north where you can also access patrolled swimming in front of the surf club as well as dine out at one of the boutique eateries, shop at the IGA, indulge in an ice-cream or gelato, and enjoy a cold beer at the tavern, before you head back home to your beachside sanctuary.

Offered to the market for the first time since built, this is a property that will speak to the right buyer(s) not just from a

location and lifestyle perspective but will also invoke emotional resonance. An outstanding property of distinction with design integrity and lashings of wow!