

94A Lincoln Street, Highgate, WA 6003



House For Sale

Sunday, 23 June 2024

94A Lincoln Street, Highgate, WA 6003

Bedrooms: 3

Bathrooms: 2

Parkings: 4

Area: 227 m2

Type: House



Chris Pham

0448777511

End Date Sale

END DATE SALE - Absolutely ALL OFFERS to be presented by Wednesday 3rd July at 5pm unless sold prior. A modern, two-storey, solid brick home, secluded on a rear block and nestled among stunning, early 1900's Highgate heritage, 94A Lincoln Street boasts a luxurious lock and leave lifestyle in one of Perth's most loveable lifestyle locations. The three-bedroom, two-bathroom home has been cleverly designed to provide effortless, low-maintenance living, with over 200 sqm of internal area, making it the perfect property to 'right-size' your life in. Contemporary and timeless in its design, the interior features Sydney Blackbutt timber floorboards, stylish plantation shutters and downlights throughout, creating a neutral and peaceful space suited to any style. Open plan living spans the second storey, with seamless flow to the home's oversized balcony alfresco, creating an expansive and inviting space to both relax and entertain. The kitchen is well-appointed for any home chef, with a luxurious waterfall Caesarstone benchtop, an abundance of storage and a 900mm Kleanmaid stainless steel oven and gas cooktop. Coffin ceilings offer a stylish touch and height to the space, while natural light fills the room for an airy, open feel. Classic French doors separate another living area, ideal for a theatre room or creative studio, hidden away from the daily activity. Through elegant sheer curtains, the outdoor entertaining area offers breathtaking views of the city skyline, and a sweeping outlook of leafy Highgate. With an electric Louvred roof and motorised blinds, it is the perfect setting to entertain and relax through the seasons with space for a barbecue and comfortable seating and lounging areas. Plumbing and electric points for a spa are ready to go for the homeowner who craves next level luxury. The master bedroom is one of great proportions, with integration to the balcony and more built-in wardrobe space than you could ever imagine. The semi ensuite boasts floor-to-ceiling tiles, with the oversized shower as the centrepiece and double vanities providing ultimate comfort for couples. Beautifully crafted cabinetry, paired with contemporary lighting, creates a serene and sophisticated space that exudes luxury in every detail. Both the second and third bedrooms located on the ground floor are separated from the everyday living space, and are appointed with built-in robes, lush carpets and plantation shutters, one featuring a semi ensuite. They are extremely generous guest retreats or kids' bedrooms, providing a soothing space to escape, unwind, and recharge. An office isolated at the front of the property is a productive space to work from home, while ample storage and an under-stair cellar provide smart solutions for easy, minimal living. Highgate is undoubtedly one of Perth's most loved residential locations, with quiet tree-lined streets within walking distance to world-class hospitality, entertainment and recreation options. Just minutes away from picturesque Hyde Park, bustling Beaufort Street and Perth's vibrant CBD, it provides the ultimate urban lifestyle in a peaceful, harmonious setting. Features that you will love:

- Double brick 3-bedroom, 2-bathroom home built in 2006.
- Double electric garage with space for two additional cars in front.
- 227 sqm block with 202 sqm of internal space.
- Timeless, contemporary design with Sydney Blackbutt timber floorboards, plantations shutters and downlights throughout.
- Large kitchen with waterfall Caesarstone benchtop, 900mm Kleanmaid stainless steel oven and gas cooktop, hidden rangehood and plumbed double fridge that is available with the property should the successful buyer choose.
- Light-filled, open-plan living upstairs with spacious living, dining and kitchen spaces complete with feature coffin ceilings.
- Separate living area through classic French doors, ideal for a theatre room or creative studio.
- An oversized balcony alfresco services both the master bedroom and main living area, featuring an electric louvred roof system and motorised blinds for comfortable entertaining in every season.
- The alfresco also features plumbing and electric points for a spa.
- Large master bedroom with balcony access, built-in robes and a semi ensuite with double vanity, oversized shower and floor-to-ceiling wall tiles.
- Built-in linen press and under-stair cellar to fit 200 bottles.
- Second bedroom is oversized and features a semi ensuite and four door built-in wardrobe. The third bedroom is also generous in size with built-in robes.
- The main bathroom and semi ensuite is finished beautifully with floor-to-ceiling tiles, standalone bath and pristine glass shower screen with a separate powder room.
- Separate study quietly secluded at the front of the home.
- Hidden European laundry in the garage with laundry shoot from the main bedroom and wall-mounted clothesline.
- Ducted air conditioning throughout.
- Solid brick construction with reinforced concrete floors.
- Within the highly sought-after Highgate Primary School and Mount Lawley Senior High School catchment areas.
- Council Rates - \$2922.22 per annum.
- Water Rates - \$1822.14 per annum.

Spend more time doing the things you love with a spacious, low-maintenance retreat in the heart of Highgate to call home. Contact Chris Pham on 0448 777 511 or at chris.pham@belleproperty.com.