

**2/12 Barkly Street, Mordialloc, Vic 3195**



**House For Sale**

Thursday, 9 November 2023

2/12 Barkly Street, Mordialloc, Vic 3195

**Bedrooms: 3**

**Bathrooms: 3**

**Parkings: 2**

**Type: House**



Mark Blit

0395833246

**\$1,800,000 - \$1,900,000**

\*Expression of Interest close Monday 27 November at 5:00pm\* Impressive from the moment you arrive, this stunning three-bedroom, three-bathroom residence will captivate with its contemporary coastal style and the promise of a carefree life by the bay, where every day feels like a perpetual holiday at home. Beautifully crafted, no detail has been spared with this gorgeous freestanding home; including sleek stone surfaces, elegant lime-washed style flooring and plantation shutters, along with the comfort of zoned ducted heating and refrigerated cooling. Enjoy the sophisticated kitchen with its premium Artusi appliances and butler's pantry for hosting with effortless ease, overlooking a light infused open plan living space which flows onto a resort-inspired outdoor alfresco patio. Here, you'll relish in peace and privacy to dine and relax with guests, with lush lawn for children and pets requiring minimal upkeep. The downstairs master retreat features a luxurious dual access semi-ensuite bathroom and sliding doors to the outside, while residing upstairs are two further spacious bedrooms, one with a stylish double vanity ensuite and the other serviced by a sublime main bathroom with a freestanding bath, all with built-in robes. Additionally, there is an expansive second living space, extensive storage throughout including a walk-in linen cupboard, plus ducted vacuum, continuous hot water and outdoor space for a future lap pool if desired (STCA.) Flawlessly finished with premium maintenance free weatherboard-style cladding, double glazing, an oversized double garage with rear roller door and excellent storage, all set behind an automatic gate with secure video intercom entry. If you're dreaming of a carefree lifestyle within walking distance of beautiful beaches, vibrant eateries, boutique shopping, schools and transport links, along with Parkdale Plaza and 4Cousins gourmet grocer steps around the corner – then this seaside sanctuary is simply irresistible.