

**27 Bayview Drive, Blackstone Heights, TAS, 7250**

**House For Sale**

Saturday, 16 November 2024



27 Bayview Drive, Blackstone Heights, TAS, 7250

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 5**

**Type: House**



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## Lakeside Luxury Living

First time offered to the market.

Architecturally designed and constructed in 1989 by a local Master Builder, this luxurious home is sure to please.

Situated on the banks of Lake Trevallyn, formed by Trevallyn Dam on Tasmania's longest river, the South Esk, the location is loved by ski enthusiasts, fishermen and recreational boaters and paddlers, particularly in the warmer months.

This substantial home of approximately 460m<sup>2</sup> comprises up to 4 bedrooms, 3 large and versatile living areas, 3 bathrooms, study and an abundance of storage. The custom design features Tasmanian timber throughout, with solid and semi-solid Blackwood doors, high Blackwood skirting boards and deep sculptured Blackwood architraves, all custom designed by master craftsmen. While the kitchen and family dining area enjoy a raked Myrtle ceiling that emphasises the wonderfully light feeling provided by floor to ceiling windows, which provide an ever-evolving view over the lake.

The upper level comprises the Master Bedroom, with large ensuite and walk-in robe and is adjacent to the formal living/dining room, which allows the western wing to act as a parents' retreat if required. At the eastern end of the upper level you have the family lounge, which opens to a large balcony, an ideal place to enjoy your morning coffee, while you watch the aquatic activity on the lake, abundant bird life or simply take in the ever changing view.

Upper level soft furnishings include Triexta carpet throughout and on the lake side, electrically operated Luxaflex Duette and Norman honeycomb blinds with floor to ceiling sheers that assist with summer shading.

The upper level is brick veneer built on a suspended concrete slab supported by Bondek and steel U-beams, with the lower level built in double brick. The large portico over the main entrance easily accommodates 2 vehicles.

But it's the kitchen that is the heart and hub of this terrific home. Cleverly placed in open-plan design to the family room and family dining space, this layout ensures that this executive style home is also a great family place. Finished in Blackwood and leadlight, the Essa Stone White Truffle bench-tops and matte black Franke double sink provide a stylish modern touch. All living rooms, the kitchen and Master Suite, enjoy the spectacular views over the lake thanks to large, double glazed, picture frame windows.

Completing the upper level, bedrooms two and three easily accommodate king-sized beds and enjoy floor to ceiling built-ins and shelving, again in solid Blackwood. The large main bathroom provides an oversized bath, perfect after a day in the garden or on the lake and is finished in Caesar Stone and Blackwood.

The lower level could easily be utilised as a stand-alone, self-contained space and features a kitchenette/bar area adjacent to the home theatre, which is wired for 7.1 surround sound. With the option of bedroom 4 on this level, this space would double as a perfect office or hobby room. The 3 car garage with drive through access, allows a boat to be securely stored and launched at the lake's edge with relative ease.

The mature established gardens have been a labour of love over many years and contain some wonderful specimen trees while the workmanship in the stonework around the grounds is something to behold.

All of this just 15 minutes from the Launceston CBD.