

46 Talgarth Way, City Beach, WA, 6015



House For Sale

Sunday, 3 November 2024

46 Talgarth Way, City Beach, WA, 6015

Bedrooms: 5

Bathrooms: 2

Parkings: 2

Type: House



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SIMPLY STUNNING COASTAL LIVING WITH AWE-INSPIRING VIEWS

Experience stylish living and effortless entertaining in this stunning multi-level executive residence at 46 Talgarth Way, City Beach. Boasting panoramic ocean views from two levels, you'll enjoy serene sunsets from the expansive balconies or the spacious lounge, creating the perfect coastal retreat.

The ground floor welcomes you through double doors to a formal entry hall and direct access to the undercroft double garage, offering ample storage and a separate potential area for a home gym.

The heart of the home resides in the middle floor, where you'll find a generous lounge and dining area with stunning solid warm wooden flooring, and a sleek Italian-designed kitchen, equipped with an induction cooktop, premium European appliances and huge walk-in pantry. Bi-folds open to the outdoor alfresco with built-in barbecue and sparkling blue pool, making entertaining a breeze.

Four double bedrooms complete this level, and a sixth room at the rear also has versatility as a home office or additional bedroom.

The upper level is dedicated to a luxurious master suite, featuring a private lounge with a kitchenette, a spacious bedroom with stunning ocean views, a walk-in wardrobe, and a sleek ensuite.

With generously proportioned spaces where you can swim, relax, entertain, and revel in the company of your loved ones, this alluring property will provide the lifestyle you've always wanted!

THE PROPERTY:

- * Stunning ocean views from both levels with views to Rottnest and beyond.
- * Spacious open plan living zone with quality warm wooden flooring.
- * Gourmet kitchen with high-end European appliances, integrated fridge, bi-folds to the alfresco and a huge walk-in pantry.
- * Upper-level living zone with kitchenette.
- * Master suite on upper level with stunning views, spacious walk-in robe and chic ensuite.
- * Four generously sized bedrooms, three with built-in robes.
- * Spacious luxe family bathroom.
- * A versatile home office or sixth bedroom.
- * Sparkling blue below ground pool.
- * Outdoor alfresco entertaining area with a built-in BBQ.
- * Double garage with shopper's entry and large storeroom at the rear.
- * Home gym/storage area.
- * Ducted reverse-cycle air conditioning throughout.
- * Beautifully landscaped, fully reticulated gardens.
- * Eco-friendly solar panels.

THE LIFESTYLE:

- * 230m to your nearest beach track to pristine North Floreat Beach.
- * 450m to Bent Street Park – a fabulous very popular local play area.
- * 600m to Holy Spirit Primary School.
- * 900m approx. to Kapinara Primary School.
- * 1.8km to Empire Village precinct with alfresco restaurants, IGA, amenities, and more.
- * 2.4km to Wembley Golf Course.
- * 2.6km to Hale School.

* 3.7km to Churchlands Senior High School.

* 4.5km to Floreat Forum Shopping Centre.

With the backdrop of famous pristine beaches just footsteps away, plus the added bonus of acres of meandering parkland and a popular local playground at Bent Street with soccer net, basketball ring, cricket net, football goals and more, this stunning property offers one of the most spectacular coastal settings.

Please note the property is tenanted until 20th February, 2025.

Please call exclusive listing agents Rob Walker on 0410 144 211 or Tom Walker on 0450 911 298 for more details.

Disclaimer: Whilst every care has been taken with the preparation of the details contained in the information supplied, believed to be correct, neither the Agent nor the client nor servants of both, guarantee their accuracy. Interested persons are advised to make their own enquiries and satisfy themselves in all respects. The particulars contained are not intended to form part of any contract.