

7 Letchworth Avenue, Brighton East, VIC, 3187



House For Sale

Saturday, 16 November 2024

7 Letchworth Avenue, Brighton East, VIC, 3187

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Type: House

Breathtaking Grandeur; Lavish Liveability

Custom-designed and luxuriously appointed, this breathtaking neo-classical-inspired four-bedroom plus study Brighton East family home will captivate with its lavish proportions, curated fit-out, and elegant architectural features, further complemented by gloriously lush gardens, a north-facing travertine courtyard, and a fully tiled heated mineral pool.

Privately and securely set behind automated gates, the double-storey rendered façade is rich in architectural elegance with features including a columned travertine portico and arched windows and doors illuminated by French Quarter copper lanterns imported from New Orleans. Freshly painted throughout, a marble entry hall introduces the home's stunning dimensions and open layout featuring a sweeping iron-balustraded staircase and an elegant living room, floored with chevron European oak and with French door connection to the north-facing columned travertine courtyard. Designed for effortless entertaining, the central culinary zone includes a butler's kitchen with a secondary gas cooktop, and dishwasher, which supports the gleaming main kitchen with a stone island, and Siemens appliances including a gas cooktop, convection ovens (one fan-forced and one combination steam oven) and dishwasher. A Ligne Roset designer pendant defines the light-filled formal dining area, with glass door access to both the courtyard and alfresco entertaining terrace with built-in barbecue and sink, while an expansive sunken living room, with European oak flooring and a gas log fire heater looks out to the fully tiled Magna Pool with auto cleaning and solar heating set in travertine and lush garden surrounds. Newly carpeted with plush pure wool, the upper-level rooms include a lavish master bedroom suite with balcony access, a walk-in robe/dressing room and travertine tiled ensuite bathroom. There is an upper-level living area/retreat, and three additional bedrooms all with walk-in robes, with one having a shower ensuite, while the main bathroom services the other two. Further features include zoned gas ducted heating and refrigerated air conditioning, a security alarm system, ducted vacuum and plenty of storage including a walk-in linen cupboard.

Perfectly located in an enviable beachside neighbourhood, it is in easy walking distance to Haileybury College, St Leonard's College and Brighton Secondary College, Hampton Primary School plus local cafes, village shops and the playing fields and amenities of Dendy Park.