



## 72 Flinders Street, FALCON FOR SALE



### Stunning estuary waterfront lifestyle

This stunning family home provides the lifestyle everyone envies. This immaculate home sitting behind the crystal blue waters of the Peel Estuary on a generous 1012sqm block. The location just keeps getting better though, to the left takes you to Novara Boat Ramp and walkways to the right. You have a private walkway taking you onto tracks and cycle paths that meander through a picturesque waterfront setting that is The Peel Inlet.

The home itself will not disappoint, as you enter through the gates which provide immediate security, the driveway runs down towards the large 12mx 7.5m triple garage/workshop with triple roller doors, providing plenty of room for boats, caravan, cars, and all your big water toys?.

Enter the home which is spread over two lavish levels, the large double doors open onto the impressive foyer, leading to one of two master suites, a large walk-in wardrobe, and a refurbished separate bathroom and WC. Watch the latest movie in your very own dedicated theatre room, with recessed ceilings, mood lighting, and screen.

Moving into the kitchen area, the family and dining all form part of this living zone, which leads out to the front alfresco. You will be blown away by the gourmet kitchen which has recently been upgraded to the highest standard with solid granite benchtops, Neff double ovens, Neff 900ml cooktop, dishwasher, massive pantry and breakfast bar.

In a separate wing of the home, you will find the good-sized secondary bedrooms, all with double built-in wardrobes and a large study. The games room/bar room is located to the rear with views and access across the pool area. On the first floor, parents can escape to their very own spacious retreat, a large balcony with stunning estuary views. The second master suite is off the lounge with a newly refurbished ensuite and a large walk-in robe.

Enjoying a westerly aspect, plenty of afternoon sunshine, the extensive work applied to this area has incorporated a newly installed patio, to provide undercover space and protection from the elements - creating an exceptional interflow where the whole family can enjoy the sparkling heated, in-ground swimming pool.

Disclaimer: This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change No warranty or representation



**Jan Holloway**

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is made as to its accuracy and interested parties should place no reliance

**Features**

- 3 Toilets
- Built-In Robes
- 1 Ensuite
- 2 Living Areas
- Study
- Air Conditioning

**Land size**

1,012.00 Sqm



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# LEWIS HOLLOWAY

PROPERTY

72 Flinders St, Falcon/361m<sup>2</sup>



Scale in metres. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable, however we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

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