



FOR SALE

BRAND NEW HAMPTONS INSPIRED HOME - MARINA VIEWS

Brand New House - Ready to Move in - Nothing to do but enjoy your new Home

The Kalka home at Sanctuary Point sits on a 420m2 Marina frontage allotment and is a two-storey, four bedroom Hamptons inspired family home that showcases a tactile palette of materials. High attention has been given to quality with distinct architectural elements such as multiple gables to the front façade, balcony, colonial bars to windows and wood columns.

Other features include a large entry, a multi-purpose room on the ground floor, a walk-in pantry in the kitchen, generously sized dining and living room, a rumpus on the first floor, large bathrooms with double-size showers and large walk-in-robe/dressing in the master suite. Both the living areas and the master suites overlook the backyard, the swimming pool and the water.

The Sanctuary Cove Resort offers the following exclusive lifestyle benefits

- * Australia's finest fully-integrated residential resort
- * Marine Village with IGA Supermarket
- * Outdoor dining and boutique style shopping
- * FIRB approved for international purchasers
- * 24 hour security on land and sea
- * 300 berth Marina
- * Two international Golf Courses, The Pines and The Palms
- * Country Club & Recreational Facilities
- * New secure open air onsite boat, trailer or caravan storage facility
- * InterContinental Sanctuary Cove Resort - 5 star accommodation

Sanctuary Cove is a gated community you will need to arrange access prior to gaining access to the estate. Please contact David Druce on 0414 404 050

0 BED | 0 BATH | 0 CAR

PRICE:
\$1,495,000

OPEN FOR INSPECTION:
N/A



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FLOOR PLANS



Ground Floor	115.09m ²
Garage	38.41m ²
Patio	15.07 ²
Portico	10.08 ²

First Floor	117.19m ²
Stair Void	7.16m ²
Balcony	4.00m ²
TOTAL	307.00m²

DISCLAIMER: Please note that whilst every care is taken to ensure the contents of this brochure are correct, this information is to be used as a guide only. Purchasers need to rely on their own enquirers and refer to contract of sale. Quay lines are subject to final approval.

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.