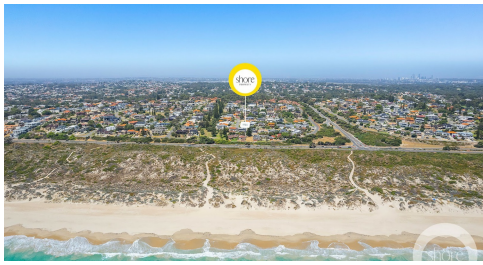
25 DILKARA WAY, CITY BEACH, WA, 6015









SOLD

CONTEMPORARY COASTAL HOME | STONE FEATURES, HIGH CEILINGS AND SOLAR PASSIVE DESIGN | SWEEPING OCEAN, PARK & DUNE VIEWS

Shore | Countdown
Absolutely All Offers By 5pm Wednesday February 21
(sellers reserve the right to sell prior)
WILL BE SOLD.

Perched high on the hilltop, only two houses back from the ocean on a sun drenched north facing corner site, this home soaks up the ocean views, is bathed in northern sunshine and is protected from the summer southwesterlies and winter storms.

The solar and environmentally passive design capitalises on this location in every conceivable way. Living areas face north on both levels as does alfresco kitchen, entertaining and pool. High skillion roofs have opening windows at ceiling height aiding convection.

Beautiful external stone work is continued indoors to the feature stone fire place, all of which reference the iconic seawall along the City Beach Waterfront with its stacked Toodyay stone design. Imagine cranking up the fireplace to the backdrop of storms approaching over the ocean in the cooler months. Such atmosphere! Rich warm use of quality natural timbers and high quality kitchen and bathrooms in elegant, neutral coastal hues complete the design palette.

Considered design separation with kids/ guests on the ground floor and adults living and master suite up, create the most functional of floorplans.

Are you at, or heading to the stage of life when the kids are nearing adulthood you wish to indulge in more overseas travel or spend more time at the beach house?

Two levels serviced by an elevator offer you longevity of tenure here. This combined with an easy care lifestyle lot make this the rarest of the rare of City Beach offerings - the perfect downsizer lock and leave home! And the corner lot gives an uncompromised feeling of space.

3 BED | 2 BATH | 2 CAR

PRICE:
$3,795,000

OPEN FOR INSPECTION:
N/A



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Shore Property

Approximate Areas:

Ground Floor	121 m²
First Floor	175 m²
Alfresco	21 m²
Balcony	39 m²
Garage	54 m²
Porch	2 m²
Total	**412 m²**



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FINESSE

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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.

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