

## FOR SALE

### SINGLE LEVEL SOUTH CITY LIVING ON NORTH FACING HILLTOP PLATEAU FOOTSTEPS TO WATERS EDGE

#### Shore | Countdown

Absolutely All Offers By 5pm Wednesday March 27  
(sellers reserve the right to sell prior) WILL BE SOLD.

Situated half way up the hillside on a perfectly level plateau of north-south land with elevated park and bushland views, this is a beautiful and tranquil South City Beach hideaway. Secluded and private, you will find this luxuriously appointed single level four bed home to be a beach lovers and downsizers coastal delight!

Only 250 homes exist, nestled in the dunes, oceanside of the highway in South City Beach. This residential precinct is the closest beach in Perth to the heart of Perth City and the St Georges Terrace engine room of the Western Australian economy and is cocooned against the shoreline by the wonderful interconnected green reserves of Swanbourne SAS Reserve, Cottesloe Golf Club, Bold Park Bush Reserve and the iconic network of City Beach oceanfront football ovals. There is daylight between the South City residential enclave and the next closest houses to the City Beach beachfront.

Effortlessly elegant interiors in seaside whites are reminiscent of holiday hotel pleasure. Indoor/outdoor interaction via French doors allows the home and its inhabitants to seamlessly flow from central living to eastern alfresco courtyard, from central living to western sundeck, from master suite to sun-drenched northern gardens, from formal lounge to eastern alfresco courtyard and from bedroom two to eastern alfresco courtyard. Such a beautifully porous indoor/outdoor life to embrace this wonderful South City Beach parkside and beachside location.

If you have been looking for a high quality, beautifully appointed home in South City Beach which is not an extravagant mansion, then this home is sure to fill that void in the market you have been chasing. Couples, young families and empty nesters will love this perfect amount of space rarely available for them within the City Beach property market.

And did I mention that the entire house and the entire gardens are all perfectly level with one

4 BED | 2 BATH | 2 CAR

#### PRICE:

Shore | By Negotiation From \$2.85M

#### OPEN FOR INSPECTION:

N/A

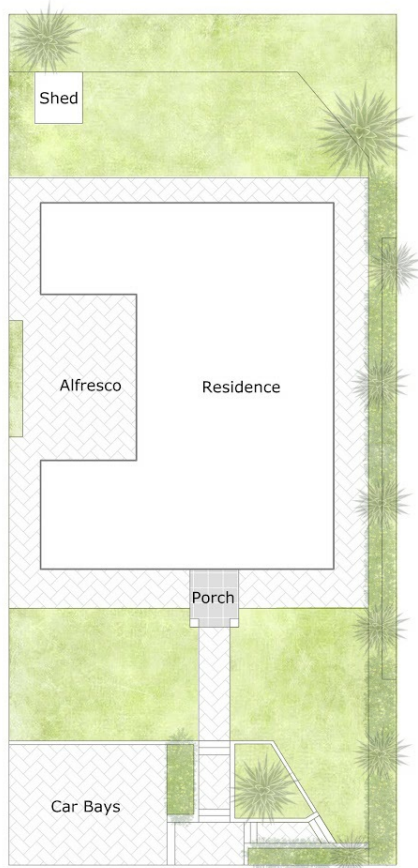


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Shore Property



#### Approximate Areas:

Residence 197 m<sup>2</sup>  
Porch 6 m<sup>2</sup>

**Total 203 m<sup>2</sup>**



FINESSE

### 13 Helston Avenue, City Beach WA 6015

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