



FOR SALE

MODERN LIVING MEETS COASTAL GRACE IN THE HEART OF SANDGATE

This is Sandgate living at its finest — the relaxed, salt-aired lifestyle of the bay, wrapped in a home built entirely for the way modern families live. Built in 2025 to an uncompromising standard, designed for modern family living with effortless coastal style. Positioned in a sought-after pocket of Sandgate, this home delivers space, unmistakable quality, and versatility across a thoughtfully designed floorplan — complete with fully ducted air conditioning for year-round comfort.

Open-plan kitchen, living and dining space that flows effortlessly. The chef's kitchen sets the tone — quality cabinetry, stone benchtops, butlers pantry, coffee nook and a 900mm gas cooktop and oven that will satisfy the most serious of home cooks. It's the kind of kitchen that makes Sunday morning breakfast as enjoyable as a dinner party for twenty. Living extends effortlessly outdoors onto a beautifully appointed cobbled alfresco — an entertaining area with off-form concrete seating, integrated BBQ bench, pizza oven zone, provision for bar fridge installation, and plenty of prep space.

Three separate living areas, Five versatile rooms include Four true bedrooms plus a dedicated nursery or study — perfect for growing families, remote workers, or those who simply value a room of their own. Large family bathroom, with a third toilet downstairs. All of this just moments from the Sandgate waterfront, cafés, schools and train station. This is relaxed coastal living, done right.

5 BED | 2 BATH | 2 CAR

PRICE:
Early \$2M

OPEN FOR INSPECTION:
May 16 at 10:00am - 10:30am
May 16 at 1:00pm - 1:30pm
May 23 at 10:00am - 10:30am
May 23 at 1:00pm - 1:30pm



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FIRST FLOOR



GROUND FLOOR

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.

DISCLAIMER:

PLAN SHOWN ARE FOR MARKETING PURPOSES ONLY, ALL DIMENSIONS ARE APPROXIMATE AND NOT TO SCALE. THEY ARE SUBJECT TO ERRORS AND INACCURACIES AND NO LIABILITY WILL BE ACCEPTED BY THE AGENTS. INTERESTED PARTIES SHOULD MAKE THEIR OWN INQUIRES

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