

SOLD

28 Berwick St, Brighton



## Contemporary Class Meets Low-Maintenance Luxury

Masterfully designed for entertaining not maintaining, this wide-reaching 3 bedroom, 2.5 bathroom retreat is wonderfully underscored by light-filled interiors and a versatile range of sun-swept exteriors. Peacefully positioned moments from Bay Street rail and retail, Bayside's leading schools and the local beach, this is prestigious Brighton living without any hint of a compromise.

Delightfully detailed and presented throughout, enjoy a high-end Smeg and Caesarstone kitchen, complemented by a spacious and open living and dining area, ideal for entertaining in style with the added benefit of floor-to-ceiling, double-glazed windows capturing light. Seamless flow reveals a tiled courtyard showcasing a BBQ area, a 6-seater spa and manicured gardens, landscaped for low-maintenance living. Make every social event an occasion in this serene sanctuary.

The ground floor also plays host to a robed bedroom, a centrally located, fully tiled bathroom with a sumptuous bathtub, a concealed laundry, and a second timber-topped courtyard leading off the kitchen, prominently placed for a relaxed weekend breakfast.

3 2 1

Price	SOLD
Property Type	Residential
Property ID	1269

### Agent Details

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Venture upstairs to discover a work-ready study space, complete with an integrated desk and shelving. The remaining pair of large, robed bedrooms are serviced by a powder room and a family-sized bathroom with full-height tiles, a stone-topped vanity and a walk-in shower. Additionally, the palatial main bedroom boasts a private balcony, positioned for intimacy.

Every flawless finish has been carefully crafted and constructed with an emphasis on luxury, integration and storage capability. The list of special features is comprehensive including an alarm system, gas ducted heating, a total of 4 split-system air conditioning units, a gas stone fireplace, storage under stairs, a carport plus driveway parking, roller blinds, and the convenience of a watering system.

Offering timeless, easy-care elegance, the efficient and effective use of space is a triumph of thoughtful planning. This home is ideal for those with high expectations, busy lifestyles and lock-and-leave ambitions. Inspect with confidence today!

At a glance...

- \* 3 large bedrooms with built-in robes
- \* Spacious and sun-filled open-plan living and dining with sleek gas stone fireplace
- \* Luxe, high-end kitchen with integrated Smeg appliances, stylish Caesarstone benchtops, and a breakfast bar
- \* Luxury-led, fully tiled bathroom with a stone-topped vanity and walk-in shower
- \* Gleaming, ground-floor bathroom with luxurious bathtub
- \* Upstairs study space with built-in desk
- \* Handy upstairs powder room
- \* Concealed laundry
- \* Landscaped, easy-care garden
- \* Stylish carport plus driveway parking
- \* Entertainers' courtyard boasting a six-seater spa
- \* Second courtyard deck, ideal for breakfast
- \* Private balcony servicing main bedroom
- \* Ducted heating and the addition of 4 split-system heating and cooling units
- \* Alarm system

\* Storage under stairs

\* Automated watering system

\* Moments from schools, transport, shopping, parkland, beach

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