



Sold



## 11 The Rocks, Flagstaff

5 Bedrooms 2 Bathrooms 2 Car Spaces

Your 307m<sup>2</sup> home takes the concept of a traditional English farmhouse and turns it into a new generation masterpiece. The vintage-style brick exterior and high-pitched roof lines create visual dynamics in the gated cul-de-sac enclave. The rustic vintage theme is carried indoors to the inviting gallery entrance, perfect for showcasing artwork. Family living and a gorgeous granite kitchen gather around a private portico set in a landscaped environment. Granite features in the kitchen, scullery, splash-back, and the laundry. Kitchen luxury finds further expression through top-line appliances, two wall ovens, a silent rangehood, induction hob and soft close handle-free cabinetry with German technology. The cathedral-style lounge is ideal for media and formal entertaining. Your spacious, energy-efficient high-stud interiors are crafted to the finest degree. Low E glass is used, there is internal wall insulation providing each room with acoustic refuge. The master suite rewards him and her with a soft-close fitted walk-in wardrobe and deluxe hotel quality under floor heated ensuite. Other utility spaces include two walk-in storages (one of them can be converted into wine cellar), guest powder room, and a carpeted three-car garage. Clever window design seamlessly connects outdoors to the indoors creating a light ambience.

**Land area** 880 m<sup>2</sup>  
**Floor size** 307 m<sup>2</sup>  
**Rates** \$4,700.81



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