



3/136 Morrinsville Road, Newstead

Buyers \$1,700,000 + should inspect this property. Looking sharp and cool wrapped in a contemporary palette of cedar and super seam steel cladding, this home is destined to win hearts. Designed by Gavin Brownrigg of Keystone Design and completed earlier this year, this modern masterpiece delivers lifestyle living within the city boundary. Poised on the brow of a hill, it has commanding views and a beautiful gully aesthetic, all of which are emphasised through a slew of double glazing. Bold, captivating character carries inside this stunning sanctuary where light makes an immediate impact. Bright, airy, clean cut spaces create an uplifting environment for everyday living. Indoor-outdoor flow is key to the design. Its 323m2 footprint offers modern comfort, luxury and leisure in great helpings. The Timber Room kitchen is more than just sleek good looks, it has function at its very core. Effortlessly drawn into the open-plan domain, the kitchen gazes out to the heated in-ground pool and deck overlooking the gully. Full height sliders open the whole environment to nature. There is a media zone for family movie nights and a fine selection of bedrooms for family and guests. Negative detailing brings chic style to the bathroom, ensuite and kitchen. Spanning 2 levels, this dwelling is not only visually appealing but extremely functional, and smart. Excessive insulation, together with a ducted heating and cooling system, keep the interior ambient throughout the year. This extraordinary package comes with a well-appointed laundry, a double i/a garage, indoor/outdoor speakers, alarm and irrigation systems and large TVs. The heated pool, masterfully carved into the landscaped environs, allows a family to swim through the year, host pool parties and entertain in utmost style.



Land area	5688 m ²
Floor size	323 m ²
Rates	\$453.00

