



Sanctuary Point, 34 Mountain Street

Spacious 4 Bedroom Home with Self-Contained Downstairs Studio & Dual Garages

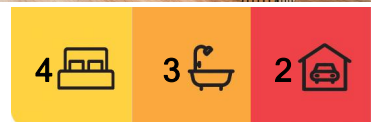
This impressive 4-bedroom home offers a unique blend of space, comfort, and versatility, with a self-contained downstairs studio perfect for extended family, guests. Located in a sought-after area, this property is ideal for those looking for a modern, family-friendly home with plenty of room to grow.

The main bedroom features a walk-through wardrobe, an ensuite, a ceiling fan, and direct access to the front balcony. Bedrooms two and three are also generously sized, both with built-in wardrobes, ceiling fans. While bedroom 2 has access to the front balcony, bedroom 3 has its own private balcony, both spaces allowing you to enjoy the fresh air and natural surroundings. The main bathroom is beautifully designed, with a large bath, separate shower, feature vanity, and a skylight that fills the space with natural light.

The open-plan living area is a standout feature, with high arch ceilings, exposed beams,



Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.



For Sale
\$795,000

View
By Appointment

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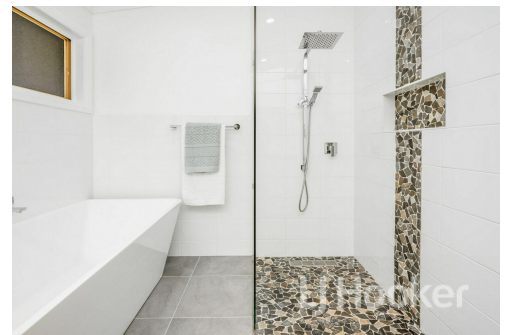
and floorboards that give the space a warm, inviting feel. There is an abundance of natural light throughout, creating a bright and airy atmosphere. The living room is air-conditioned and boasts feature lighting, along with direct access to the front balcony, perfect for entertaining or simply relaxing outdoors. The kitchen is equipped with a large gas cooktop and oven, a dishwasher, a large breakfast bar, and a stylish, feature-tiled splashback. It is complemented by feature lighting, creating an ideal space for both cooking and socialising. The dining area flows seamlessly onto a large rear balcony, perfect for alfresco meals or enjoying the evening breeze.



The balcony features a stylish roof, privacy screens, and multiple power outlets, offering an additional outdoor living space. The front balcony, with multiple access points, enhances the home's connection to the outdoors, allowing for easy flow between the indoor and outdoor areas.



The downstairs self-contained studio is a fantastic addition, with one bedroom, an ensuite, and a kitchenette with gas cooking. It has external access to the backyard, offering complete privacy and independence, making it perfect for guests, extended family, or potential holiday rental income.



Additional features of the property include a huge laundry with plenty of storage space, a large tiled entryway or mudroom, and two oversized garages with drive-through access to the backyard-offering ample room for vehicles, tools, or a workshop. The undercover entertaining area is perfect for hosting family and friends, while the large, grassed backyard provides plenty of space for children, pets, or future landscaping projects. The home is also equipped with 10 solar panels, helping to reduce energy bills and improve overall efficiency.

With its spacious layout, modern features, and self-contained living options, this property offers endless possibilities for a growing family, multi-generational living, or those seeking additional space and flexibility.



More About this Property

Property ID	TATFAT
Property Type	House
Land Area	762 m ²
Including	Toilets (3)

Kate Tucciarone

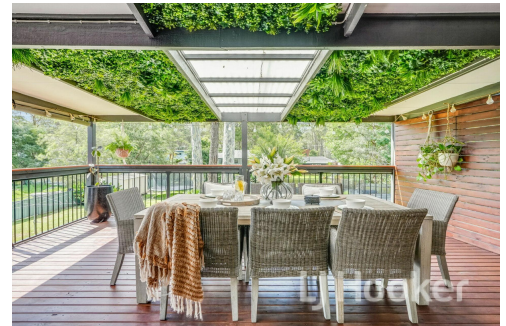
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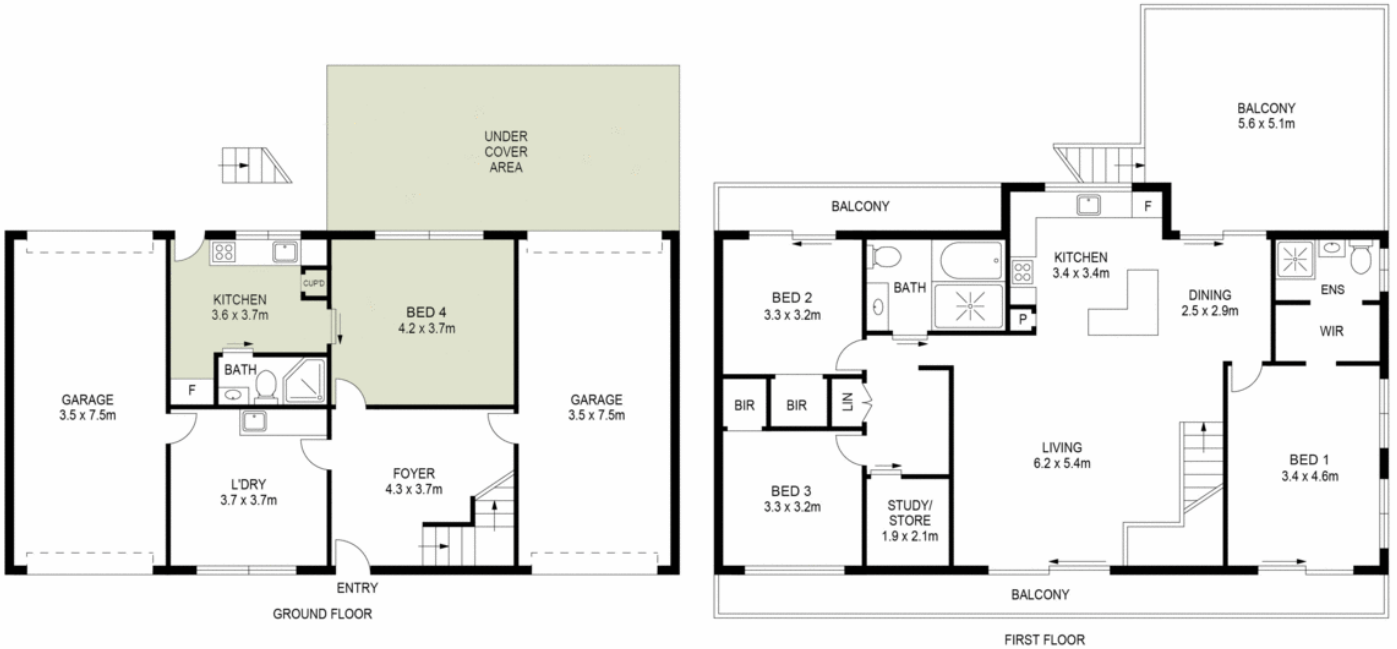
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SELF CONTAINED AREA



34 MOUNTAIN STREET, SANCTUARY POINT

RESIDENCE AREA : 330m² (APPROX INTERNAL AREA + GARAGE + BALCONY + UNDER COVER AREA)

DIMENSIONS ARE APPROXIMATES ONLY & ALL INFORMATION GATHERED WE BELIEVE TO BE FROM RELIABLE SOURCES HOWEVER IT CAN NOT BE GUARANTEED & INTERESTED PARTIES SHOULD MAKE THEIR OWN ENQUIRIES.



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