







11 Karinya Place, Twin Waters

Twin Waters' Most Iconic Waterfront Masterpiece

Welcome to 11 Karinya Place, Twin Waters — an extraordinary waterfront sanctuary set within the tightly held and highly prized enclave of Karinya Island, widely regarded as the most exclusive address in Twin Waters.

Priced below replacement cost, this stunning Mediterranean-inspired residence is a masterclass in design, a stunning Artisan build where timeless elegance meets contemporary luxury. Showcasing a rich and sophisticated palette of materials, the home blends natural stonework, travertine tiling and beautifully crafted timber elements, to create a residence of depth, warmth and undeniable character.

From its captivating street presence to its meticulously curated interiors, every detail has been thoughtfully considered. Timber bi-fold doors open the living spaces to the outdoors, creating an incredible indoor-outdoor flow and allowing the home to fully embrace its breathtaking waterfront setting. Gorgeous decking and multiple alfresco zones further enhance this connection, offering the perfect environment for both relaxed living and grand-scale entertaining.

Perfectly positioned to capture a prized north-easterly aspect, the

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FOR SALE
Offers Over $3,350,000

VIEW
By Appointment

AGENTS

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home is filled with natural light and cooling coastal breezes. Expanses of glass frame stunning broad water views, ensuring a constant visual connection to the tranquil surroundings.

Designed for effortless single-level living, the residence offers generous proportions, soaring ceilings and a seamless, flowing floorplan. At the heart of the home, a beautifully renovated kitchen features modern shaker-style cabinetry, quality finishes and a refined coastal aesthetic that complements the home's Mediterranean influence.

Accommodation comprises four spacious bedrooms and three luxurious bathrooms, each finished to an exceptional standard. The master suite is a true retreat, privately positioned to capture serene water views, creating a peaceful sanctuary to unwind.

A dedicated media room adds versatility, while the home's layout provides multiple living zones to suit both family living and entertaining.

Outdoors, the lifestyle offering is nothing short of spectacular. A magnificent 20-metre swimming pool runs alongside the home, perfectly oriented to take in uninterrupted water views — a rare and breathtaking feature that defines resort-style living.

Adding to its exclusivity, the property enjoys only one neighbouring residence, with a treed reserve on the other side providing a beautiful natural outlook and exceptional privacy. This unique positioning creates a true sense of seclusion — your own private oasis and sanctuary by the water.

Located just moments from pristine beaches, a world-class golf course, cafes, restaurants and lifestyle amenities, this remarkable residence offers an enviable blend of prestige, privacy, and convenience.

11 Karinya Place is more than a home — it is a statement of craftsmanship, design and waterfront luxury.

A rare offering of uncompromising quality and distinction — this is waterfront living at its absolute finest.

Contact Joshua Dekker 0427 661 261 or John Blackmore 0402 238 421 to arrange your inspection without delay.
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Please note some images have been virtually staged and styled for marketing purposes.

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MORE DETAILS

Property ID	7UJ28
Property Type	House
Land Area	1048 m2
Including	Air Conditioning
	Pool
	Deck
	Dishwasher
	Outdoor Entertaining
	Built-in-Robes
	Remote Garage











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Area	
Internal	325m²
External	129m²
Total	**454m²**
Land	1048m²

This floor plan illustration is an approximation of existing structures and features and is provided for convenience only with the permission of the seller. All measurements and m² are approximate and not guaranteed to be exact or to scale. Buyer should confirm measurements using their own source. Bedrooms are measured from wall to robe.

LJ Hooker

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