



13 Mitchell Grove SEPARATION CREEK, VIC



## LUXURY BEACH LIVING

A stunning architect designed 2 year old house brilliantly designed to enjoy a view from every room.

The sunny roof top deck is unique to the area and panoramic ocean views are complimented by the beautiful blue gums to the rear.

Designed with the family in mind, the home provides great separation and break out spaces. A large living area on each level and spacious kitchen/dining area upstairs. Master/Ensuite up top and 2 large bedrooms plus bathroom on lower level.

Expansive decking surrounds the property and great storage exists. The car access to entry level is also a key feature.

The gourmet kitchen is beautifully appointed and complimented by dining area in close proximity. A very social inclusive environment.

Comfort is provided with wood fire heating, panel heating, ceiling fans and expansive windows and glass doors throughout allowing an abundance of natural light.

**Price:** \$1,500,000

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### GROUND LEVEL



### FIRST LEVEL



THIS FLOOR PLAN IS A SKETCH ALL DATA SHOWN IS GENERAL ONLY NB: ALL DIMENSIONS STATED ARE APPROXIMATE ONLY AND SHOULD NOT BE TAKEN AS DEFINITE