



**5 BEDROOM HOUSE FOR SALE IN DALKEITH**

REF: 3231421

**UNDER OFFER**

**PROPERTY FEATURES**



- NEWLY FINISHED
- HIGH SPEC HOME
- 5 BEDROOMS
- IN GROUND POOL
- 4 EN-SUITE BATHROOMS
- EUROPEAN OAK FLOORING
- MARBLE KITCHEN & BATHROOMS
- NORTHERN ORIENTATION
- OPEN PLAN LIVING SPACES

Three reception rooms flow off the main hallway all featuring stunning European Oak parquet floors, and giving great separation of space from the open plan rear of the home. The office with a full wall of bespoke cabinetry provides a beautiful space to work from, with flowing linen curtains and dual aspect windows giving a view to the gardens. Opposite sits a cosy and moody TV room with full cinema surround sound. The sitting room is designed as a separate breakout opportunity, a beautiful spot to read or enjoy post-dinner drinks with picture windows and a Escea gas fireplace for instant warmth and atmosphere.

As you walk through to the rear of the home it's clear this will be the hub of family life, an open plan kitchen, dining and living room with oversized double-glazed sliding doors that span across the whole back of the house bringing transparency and maximising light within and creating an easy connection with the garden, alfresco and swimming pool outside. The home is abundant in light and airy spaces, the rear northern orientation and solar passive design allows so much warmth in winter into the living spaces.

The painted shaker style kitchen is bespoke and imported from the UK finished with Carrara marble bench tops giving it a luxurious element. A four-meter island bench with Miele gas hob, scullery, a bank of Miele ovens, a wall of Liebherr Monolith fridges and a walnut panelled drinks cabinet enhance the aesthetic and functionality. A temperature controlled walk-in wine cellar for 900 bottles is

accessed from the scullery. The kitchen is truly the heart of this home.

A beautiful lawned garden has been superbly landscape designed showcasing the beauty of the established plantings with newer additions of natives and succulents that have been carefully selected to flourish in years to come, yet still be low maintenance. The space is completed by a sparkling crystal white in-ground pool with formed architectural grey concrete and glass pool fencing for a seamless flow from the alfresco area. It offers the perfect environment for lazy summer afternoons and BBQ's with friends while the kids play in the pool.

This home offers glamorous spaces for grown-up entertaining by night that give way to practicality and functional versatility by day. With family life in mind, the floorplan is second to none. From the garaging you enter the spacious laundry and drop zone with a second downstairs powder room off it and then continuing into the scullery and kitchen.

Upstairs there are five king-size bedrooms, 4 of them en-suite and an epic family bathroom with double rain-shower in veined porcelain slab, a free-standing stone bath and double vanity. The upstairs is floored with chevron European Oak flooring flowing through all the rooms. Two bedrooms have walk in-ropes and two have bespoke built-in-ropes all in 2 Pac finish with brass hardware. The secondary en-suites are fitted with Carrara marble bench tops and tiles.

The large principal bedroom sits at the rear of the home and offers everything you would expect from a home of this calibre, pendant bed side lights, high ceilings and a hotel-style Carrara marble ensuite with double rain shower and double vanity and stone bath. There is a stunning walk-in robe with abundant cupboards and drawers and a built in dressing table. Lastly sliding doors open on to a private north facing balcony, this is a beautiful peaceful place for a morning coffee overlooking the dragon tree and pool below, it really is a "suite of dreams".

The interior is multifaceted, transformative and beautiful with a European-influence. It is both comfortable and relaxed as well as a sophisticated and elegant home and we can't wait to show you through.

#### INTERIOR DETAILS

Nero Marquina and white marble chequerboard flooring

Bespoke Chandeliers and beautiful window treatments

Escea New Zealand fireplaces x 2

Sonos system & KEF speakers

Double glazed windows and doors throughout

Imported painted British shaker style kitchen

Miele Oven, Steam oven, warming drawer and vacuum sealer, gas hob

2 x Siemens dishwashers

Extra Large Liebherr Monolith Fridge, Freezer and Wine Fridge

4-metre Carrara marble kitchen island

Walnut veneer cabinetry and 2 Pac painted cabinetry

European Oak Chevron wood flooring upstairs

European Oak Parquet flooring and large format porcelain tiles downstairs

3 x bathrooms in Carrara marble

Rinnai Instantaneous gas hot water systems x 2

Zoned Ducted Reverse cycle air-conditioning

900 bottle climate controlled wine cellar

Bespoke front doors and Interior doors

#### EXTERIOR DETAILS

Intercom

Electric gates

CCTV system

Artusi BBQ

Porcelain tiled alfresco

Keff speakers

Outdoor shower

Fully reticulated

Bore

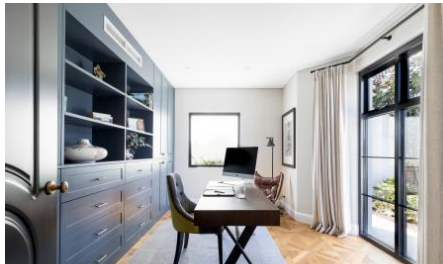
LED garden lights

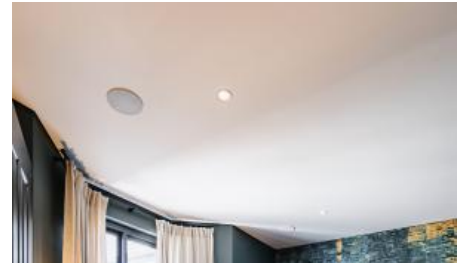
Security lights

Professional landscape design and planting

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## PROPERTY PHOTOS







## LOCATION



No Media available

## FLOORPLANS

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