

Sold



11 Old Tom Morris Lane, Fingal



## A New Home with Great Views on Large Block

Centrally located on the southern Mornington Peninsula is this brand new, unique, cedar-clad home - a one-off offering: a quality lifestyle with expansive rural and golf course views of the Open Course at Moonah Links; parkland and tennis court opposite and entry to the Peninsula Hot Springs at your front gate. The siting of the build on the largest housing block on Moonah Links (1680 sqm approx) within the gated Old Tom Morris residential precinct, maximises the desirability of this property. Designed to maximize views of the nearby, adjacent and distant open farmland and views across the championship Open Course, the house boasts a north-facing open-plan living area opening to large northern deck with in-built seating and a full-width eastern deck spilling out to a large, landscaped, level garden overlooking the 8th hole of the Open Course.

### Features:

The house comprises 4 bedrooms and 3.5 bathrooms. The large, grey laminated, double-glazed windows throughout not only provide protection from the elements but also privacy and light-filled interiors.

The whole building is clad in slim shimmering timber slats of vertically running, sustainable western red cedar. The northern garden has facilities in place for a pool and is already enclosed with a high fence which offsets the property with its transparency.

At entry level are the private spaces: 3 spacious, double bedrooms (one with a luxury en-suite), a spacious family bathroom with bath tub and separate laundry. The large garage has internal access to the house and utility area. This level has views of the garden and adjacent open green-space and rural views.

The spine of the house, the wide, central staircase, leads up from the entry level to the living and entertaining spaces including a billiard room, and the master bedroom suite - all with sweeping views. These living spaces include two sitting areas, spacious dining area, gourmet kitchen and separate living/billiard room with bar and guest

🛏 4 🚿 3 🚗 6 📏 1,680 m<sup>2</sup>

<b>Price</b>	SOLD for \$1,200,000
<b>Property Type</b>	Residential
<b>Property ID</b>	286
<b>Land Area</b>	1,680 m <sup>2</sup>

### Agent Details

John Couper - 0411 884 641

### Office Details

Fingal  
55 Peter Thomson Drive, Fingal VIC 3939  
Australia  
0411 884 641

**COUPERS**  
LIFESTYLE PROPERTIES

powder room. Detailing of the kitchen cabinetry with Italian stone bench tops relates to the theme and colour scheme used throughout the house. All internal living spaces open onto the large, timber decks (north and east) which are perfect for entertaining. The luxurious master suite includes a walk-in, custom-built robe with pull-down high hanging rack for additional storage, a large bathroom and a separate toilet.

Just one hour from Melbourne and minutes from Bay and ocean beaches, wineries, Sorrento and Red Hill, the whole package is simply amazing: the naturally beautiful location; the tranquil setting away from the rush and bustle of the local villages; the design of the home and landscaping; the detailing and workmanship in the build and, all-round quality of materials and fittings.

This would be a superb retreat from your normally busy city life or a magnificent permanent home. The home comes elegantly furnished with high-end designer furniture including a billiard table and built-in bar in the games room.

Other Features: 6 Star Energy Rating; High ceilings; Tasmanian Oak flooring; Keyless Entry and Video Intercom System; Luxury appointments including designer furniture, furnishings and fittings. This home has been thoughtfully designed and made by HIA award winning builders Neil Williams and Sons ([neilwilliamsandsons.com.au](http://neilwilliamsandsons.com.au)). It is of generous proportions and would accommodate an extended family. Ideal for displaying your artwork or housing your boat. Enjoy the resort facilities including: two championship golf courses, restaurant, bar, spa, gym and golf pro shop. The Peninsula Hot Springs is at your front gate.

Phone John Couper 0411 88 4641 to arrange a viewing at a time that suits you. Our office is on the golf course by the first tee and we are available 7 days a week to introduce you to this magnificent, quality property at 11 Old Tom Morris Lane, Moonah Links, Fingal.

*The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.*