



**8 Swan Parade St Leonards VIC**

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**The Feel:**

A sense of calm is felt upon entering this naturalistic slice of paradise adjoining Edwards Point Reserve. A plethora of native birdlife welcomes you into your secluded retreat, showcasing award winning design by Studio 101 Architects in unison with skilled craftsmanship from Bolder Constructions. Hardwood timber finishes, timeless composition and beautifully landscaped gardens integrate seamlessly with this priceless Lower Bluff location, immediately bestowing thoughts of having found your "Forever Home?".

**The Facts:**

Soaring ceilings and full height glazing envelope the OP kitchen, dining and living  
 Streamlined galley kitchen with quality Bosh apps, undermounted sinks and WIP  
 Beautiful Spotted Gum Hardwood floors, Hardwood windows and interior finishes  
 Stunning outlooks from this zone out to the NF backyard, overlooking the pool  
 Three minor BRs occupy the lower level, with the flexibility of a fifth BR/rumpus

**Land Size** : 919 sqm

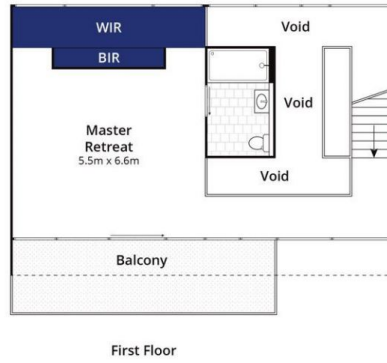
**View** : <https://www.bellarineproperty.com.au/5987540>



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Whilst [bwrn.com.au](http://bwrn.com.au) has made every attempt to ensure the accuracy of the floor plan contained here, measurements are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only.

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