



Extraordinary Level of Construcion

Beyond the visual appeal lies an extraordinary level of construction quality rarely found in modern homes. Built with a steel frame and designed with longevity and performance in mind, the residence incorporates commercial-grade roofing for reduced heat transfer, internal acoustic insulation, commercial spray foam insulation beneath the home, Secura wet-area sheeting, H₃ treated timber elements and shadowline trims to create a home that feels remarkably solid, quiet and comfortable year-round.

One of the home's most impressive and unexpected features is the extensive vehicle accommodation. In addition to the oversized double garage, the property comfortably accommodates up to four vehicles in total, a rare and highly valuable offering in this elevated inner-south location.

Sale by Negotiation

Property Type
Residential Home

Land Size
405 sqm

Floor Area
354 sqm total

Bedrooms
4

Bathrooms
2.5

Car Space
2

Matthew Logovik

TARRAGINDI SALES AGENT



For private inspections or further details call
Matthew Logovik on 0490 660 538



77 Effingham Street Tarragindi 4121

For Sale by Negotiation

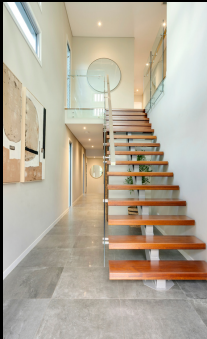
Presented by Matthew Logovik
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Architectural Family Luxury With Four-Car Accommodation & Elevated City Outlooks

Commanding an elevated position in one of Tarragindi's most tightly held pockets, this architecturally designed residence delivers a rare calibre of family living, combining refined contemporary luxury with exceptional craftsmanship, intelligent design and remarkable scale.

Beautifully constructed with a clear focus on quality rather than compromise, the home immediately impresses with its sense of openness, warmth and connection, enhanced by elevated ceilings, oversized door heights, rich natural textures and carefully curated proportions throughout.

Occupying an expansive multi-level layout with approximately 306m² of internal living, the residence has been thoughtfully designed to balance sophisticated entertaining with highly functional family separation.



Layout & Flow

At the heart of the home, the expansive open-plan kitchen, dining and living domain flows seamlessly onto the oversized alfresco terrace through full-width stacker doors, creating an exceptional indoor-outdoor entertaining experience framed by leafy outlooks, cooling breezes and beautiful city glimpses beyond.

The designer kitchen is both elegant and highly practical, featuring expansive stone bench tops, premium appliances, gas cooking, and extensive cabinetry, all perfectly positioned to remain connected to everyday living and entertaining.

Privately positioned on the upper level, the luxurious master retreat offers a true sense of calm and separation, complete with a custom walk-in robe and beautifully appointed marble ensuite featuring double vanity, oversized shower and premium finishes throughout.

Downstairs, a separate living retreat creates the ideal breakout zone for teenagers, guests or multi-generational living, complemented by additional bedrooms, family bathroom and direct outdoor connectivity.

