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Starling circle  
*BLUE HILLS EQUESTRIAN*



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**LWP**  
PROPERTIES

WEB REF: RL3272

# R24,900,000

**ERF SIZE:** 5,040m<sup>2</sup>

**FLOOR SIZE:** 1,100m<sup>2</sup>

**RATES AND TAXES:** R11,000

**LEVIES:** R4,300



4



4.5



5

This home is the epitome of luxury, modernness, and privacy at its finest.

As you walk through the grand entrance you are greeted with the most tranquil walkway into the most surreal house. The feeling as you enter makes you feel right at home.

The luxurious indoor and outdoor living spaces flow seamlessly into one another, creating the perfect harmony between the two. The architecture of this magnificent home boasts a modern sophisticated African design, making it highly unique, with privacy and peacefulness of its surroundings.

The gourmet kitchen is any chef's dream, fitted with the latest Italian imported appliances from Valcucine, as well as Miele and Gaggenau. An induction stove, wok, coffee machine, ice machine, Zip hydro boil tap, full walk-in scullery area, and a separate pantry complete this incredible kitchen.

The high ceilings and sliding doors bring in the most incredible natural light complimenting the house and accentuating the beautiful wooden flooring.

The ground floor also accommodates a large private family lounge that can serve multiple functions, a separate tasting room or formal dining room that opens onto the beautiful, covered entertainer's patio, and a guest cloakroom. The living area also has a magnificent wood-burning Nestor Martin cast iron fireplace. Perfect for those winter days.

Upstairs is completed with 4 magnificent en-suite bedrooms and styled with the most exquisite finishes. The master bedroom is one of a kind, fitted with a walk-through dressing room, a bathroom like no other completed with a steam room shower, a spa bath, a double vanity and to top it all off a romantic outdoor shower for those perfectly hot summer days. There is also a fully equipped laundry room to finish off the first floor.

The garden is truly a magical place to be, it has been manicured to perfection, complete with a fairy garden, and a stunning swimming pool that is solar heated and to top it all off you have your own cricket net with many functions to it for all sports fanatics.

This exquisite home is off the grid, fitted with solar panels and battery storage, boreholes, an automated sprinkler system, and much more.

