



# Boon for baby boomers

BY CHLOE VELLINGA

**Expertly designed to adopt a flexible upside-down floor plan, this North Coogee custom benefits from breathtaking seaside views, with glimpses of Garden Island in the distance.**

Built by Grandwood by Zorzi on a tight corner block, the two-storey home, titled The Cove, showcases a spectacular 450sqm layout, including a 221sqm self-contained apartment upstairs.

Grandwood by Zorzi Design and Development Manager David Reynolds said The Cove was designed with baby boomers and empty-nesters in mind, but it was flexible enough to wow any generation.

"The master suite boasts a spacious dressing room which could double as a nursery, while the second balcony could

easily be turned into a bedroom or activity room with a slight tweak of the floor plan," he said.

Throughout the home, Grandwood by Zorzi's attention to detail is prevalent, with only the finest finishings on show.

"Washed aggregate cover the porch, alfresco area and pool surround, while 600mm by 600mm pale blonde porcelain rectified tiles set the tone for style and sophistication," Mr Reynolds said.

"The bathrooms are fitted with tapware by Grohe and sinks by Villeroy & Boch and all the door handles are by South African firm Zanda."

On the ground floor, homeowners benefit from two generously proportioned bedrooms, a kitchenette, laundry and an activity room with its own access to the impressive alfresco and heated 16m lap pool beyond.

With built-in access for a lift, homeowners can grow with the home, choosing to install a lift in their later years or continuing

to use the solid walnut timber staircase.

Regardless of how you get there, the luxuries continue upstairs, with not one but two balconies on offer, perfect for entertaining outdoors no matter how the wind is behaving.

Covered in the same tiles as the interior, the zone flows flawlessly from one to the other, with a gas bayonet for a heater or barbecue included with the design.

Added to the upstairs amenities is an open-plan kitchen, dining and family area, a spacious master suite and a study nook cleverly concealed behind a bank of double glass doors.

"Cork wallpaper with a faint silvery

glimmer warms the stair void and reappears on one wall of the family room, complementing the whites and creams that predominate in the decor, while the walnut timber from the stairs reappears on one side of the breakfast bar," Mr Reynolds said.

"Plantation shutters grace many of the windows, completing the neutral colour palette."

With a frontage of 13.5m, The Cove custom design would suit a block size of about 315sqm, but can be adapted to suit.

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