



6 Blue Water Court, MOUNT GAMBIER, SA 5290

Architectural Elegance Meets Everyday Function

Completed in 2025, this executive residence at 6 Blue Water Court sets a new benchmark for contemporary living in Mount Gambier. Designed with both sophistication and practicality in mind, the home blends striking architectural elements with refined finishes and thoughtful family functionality.

From the moment you step inside, the dramatic raked ceilings and expansive glazing create a sense of volume and light. The open-plan living and dining zone is flooded with natural light through V-Lux skylights and feature windows, enhancing the home's warm, natural palette and timber flooring.

At the heart of the home, the kitchen has been crafted for those who love to cook and entertain. A stunning curved island bench with detailed under-panelling anchors the space, complemented by solid stone benchtops, double ovens, gas cooktop and extensive cabinetry. The expansive butler's pantry offers exceptional storage and preparation space, keeping the main kitchen pristine and functional.

Designed for seamless indoor-outdoor living, stacker sliding doors open to a built-in glass under-roof pergola. With pull-back doors, this space effortlessly connects inside and out - creating a true entertaining paradise suitable for every season.

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

TYPE: For Sale

INTERNET ID: 300P192912

SALE DETAILS

\$869,000 - \$899,000

CONTACT DETAILS

RLA62833

9 Bay Road
MOUNT GAMBIER, SA
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Accommodation has been intelligently designed to suit both families and couples alike. The innovative rear bedroom layout includes a shared ensuite between two bedrooms, offering flexibility for children, guests or multi-generational living. The master suite continues the architectural theme with feature glazing and elevated ceiling lines.

Bathrooms showcase refined detailing including brushed brass tapware and handles, dual vanities, terrazzo-style flooring, feature scallop tiling, and frameless arched shower screens. A freestanding bath creates a luxurious focal point.

Additional features include:

- Zoned electric heating and cooling
- Hard-wired Sonic Vision sound system throughout (including bathrooms)
- Zoned music capability
- Gas hot water
- Hybrid timber flooring
- Cedar feature door
- Extensive storage throughout

This is a home that balances design with liveability - executive in finish, yet welcoming in feel. Every detail has been considered, every space designed with purpose.

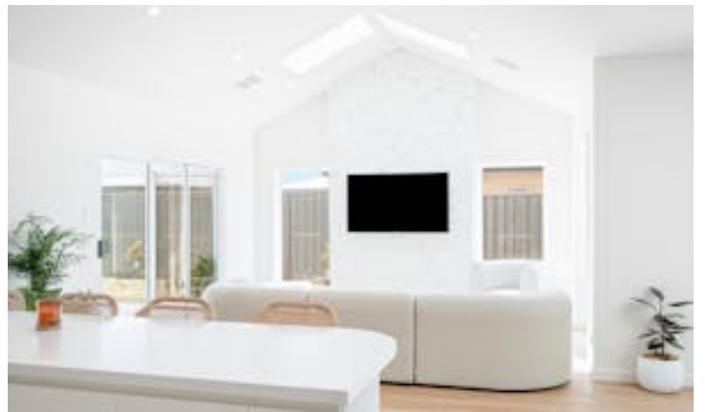
For those seeking a brand-new architectural home without the build wait, this is a rare opportunity to secure something truly distinctive in Mount Gambier.

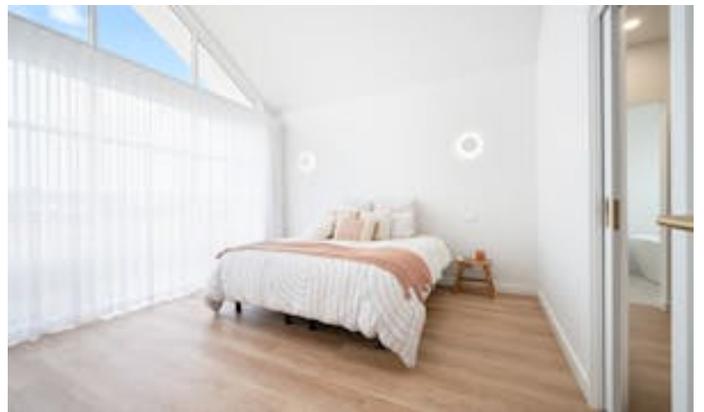
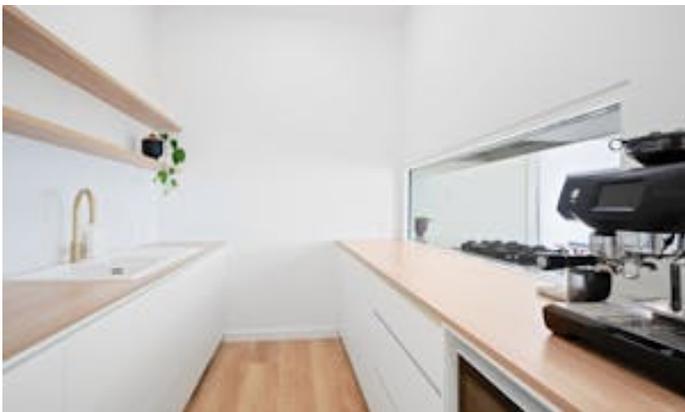
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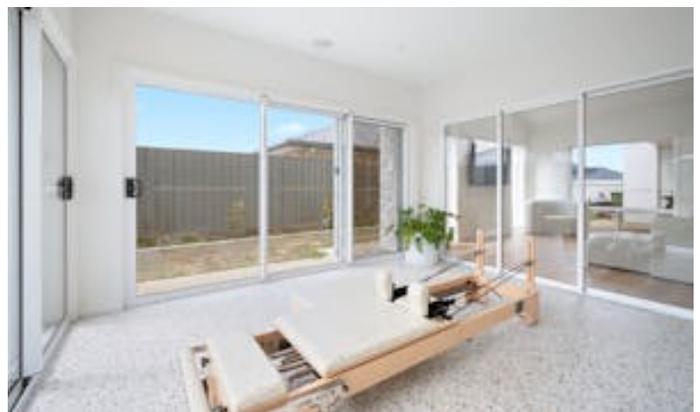
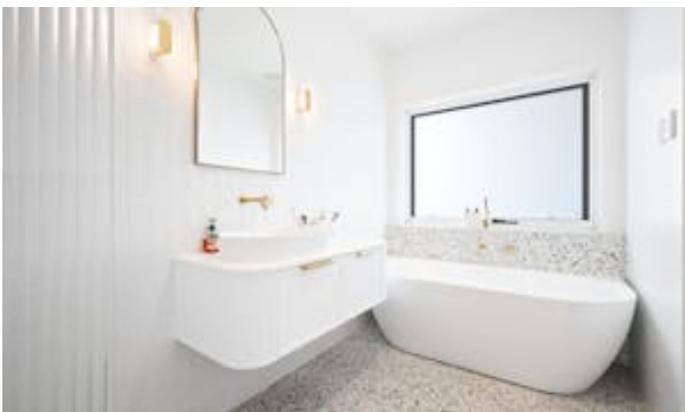
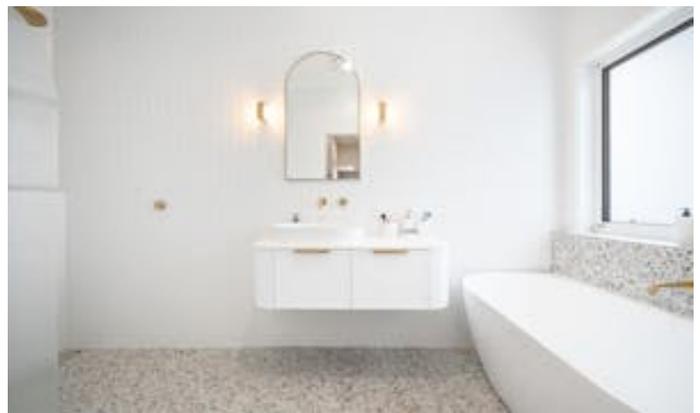
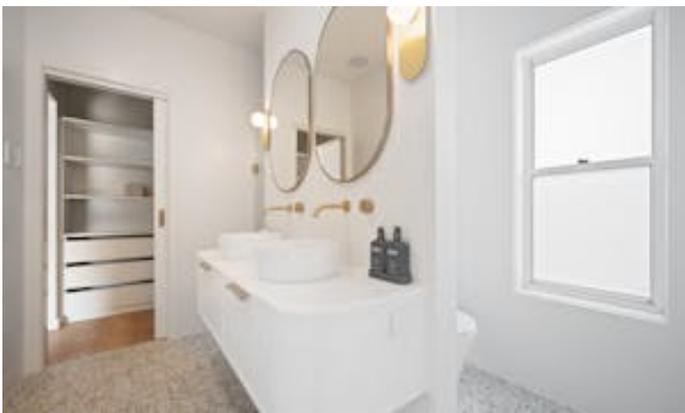
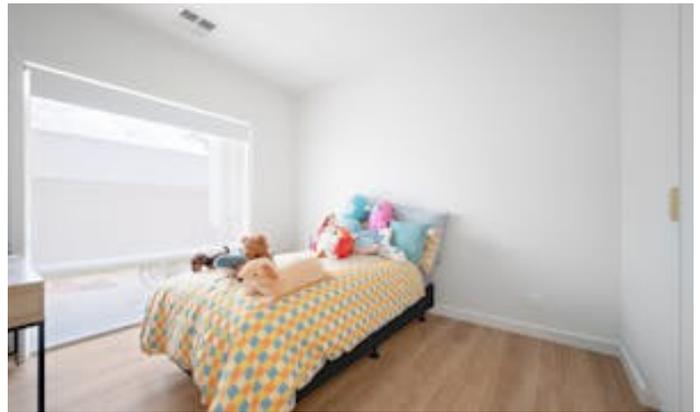
Year Built: November 2025

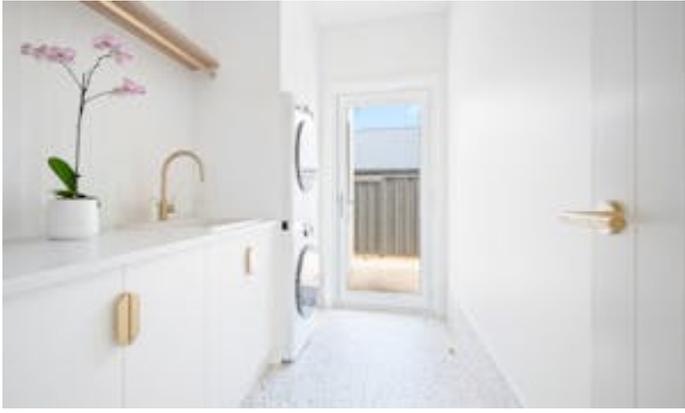
Council Rates: approx. \$456 per quarter

- Land Area 700.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- Car Parks: 2











Sizes And Dimentions Are Approximate, Actual May Vary

