

THE Circle at Sanctuary Cove is something of a rarity, even on the Gold Coast. The street runs the perimeter of a private island which has parkland at its centre. It is here that **JOSH CAMPBELL** found a unique residence.



A dress Circle sanctuary



In an area known for its prestige residences and exuberant design, this tasteful double-storey delight holds its own.

It belongs to clothing retailer Mathew Birch, who bought the 919sq m block for \$535,000 in November, 2007.

Mr Birch, the owner of European boutique Serene Fashion at Sanctuary Cove, has also infused his home with European flair.

Double heavy wooden security doors guard the raised portico from the street, and screen access to the glass and timber front door.

Once inside, the impact of the soaring 7m ceilings and picture windows is apparent.

Coupled with sprawling living areas, the high ceilings give the place an inviting open and airy ambience.

A sunken carpeted dining room sits just inside the foyer, and opposite is a spacious media room that can be closed off with double doors.

From here, the house flows through to yet another living and dining area, which overlooks the backyard.

An island preparation bench at the centre of the kitchen has elegant stone benchtops and dark wood veneer cabinetry.

Deep softclose drawers, appliance cupboards, and a corner step-in pantry make sure the room is free of clutter. A six-burner gas cooktop sits on a wide oven.

Glass and timber concertina doors fold back to create an integrated indoor-outdoor living area.

Outside is a expansive entertaining area under 8m ceilings and overlooking the pool through a frameless-glass balustrade.



“We make full use of the entertaining area out the back – we’re out there all the time,” said Mr Birch.

“We enjoy entertaining, so for us it was a must to have an area where we could accommodate a large group of people.”

Mr Birch said the yard area was easy to maintain.

The carpeted second storey of the house is accessed via an

eye-catching wood and glass staircase.

The master bedroom serves as the parents’ haven and has a private balcony overlooking the backyard.

In a unique design, a standalone bath sits between the sleeping quarters and the open ensuite, which has been fitted out with wood veneer cabinetry and stone benchtops.

There is an open double shower and twin vanities.

The walk-in wardrobe – complete with built-in cabinetry – is big enough to also serve as a dressing room.

Each of the other three bedrooms are ensuited, one of which has its own balcony overlooking the outdoor entertaining area.

There is a double car garage plus additional parking for a golf buggy – a must-have accessory for Sanctuary Cove, which has two golf courses.

● **2111 The Circle, Sanctuary Cove.** Gated community, four bedrooms, five bathrooms, media room, pool, outdoor living, double garage and golf buggy parking. Land size 919sq m. Price \$1.845 million. Marketed by Matt Gates, Sanctuary Cove Realty. Inspection by appointment.