



## Grandeur, Versatility & Easy Family Living On 1,708sqm Of Blue Ribbon Land

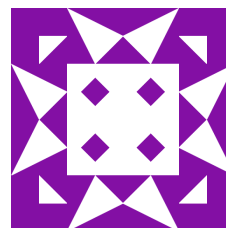
Sold

Marvel at this elegant neo-Georgian home's indoor/outdoor family lifestyle on 1,708sqm of blue ribbon land. Offering an unrivalled chance-of-a-lifetime in the prestigious dress circle of peaceful and wide Bulkara Road, buyers will be impressed by the vast scale, flexible floorplan and leafy seclusion. Opening to private park-like gardens, extensive terraces, city views, sundrenched north-facing level lawn, mosaic pool and idyllic cabana, this huge freestanding residence is a lush tropical private hideaway.

Amongst some of Sydney's finest family estates, this sprawling property offers about 31-metre frontage to the street yet the residence and gardens enjoy great privacy bathed in northerly sunshine. Combining gracious period details and modern essentials, the multi-level home is graced by high ceilings, parquet floors and a private elevator. Together with the main foyer and reception area, the layout includes: large living & family room (marble gas fireplace), adjoining separate bay-fronted dining room, bbq terrace (motorised awning above), sparkling new CaesarStone Miele gas kitchen, butlers pantry/internal laundry room, guest powder room, separate large top floor studio/teenage retreat with a study/library zone and a balcony with leafy views towards the CBD. There are also 6 extra-large bedrooms with own study/sitting areas, built-in wardrobes and ensuite bathrooms.

Additional features include: ducted air con, polished timber floors, sandstone flagged terraces/pathways, salt water swimming pool, cabana with wet bar and a cedar-lined Jacuzzi room, separate pool-users wc, separate shower room plus an outdoor shower, huge rainwater storage tanks, garden irrigation system, full security and remote triple garaging with secure access. As a wonderful bonus there are also beautiful sandstone-walled spacious wine cellars, tasting room, billiards room and extensive storage rooms.

Set amidst Bellevue Hill's upper echelon, this substantial family home is close to some of Sydney's best schools, shopping villages, parks and harbourside attractions and only moments to Double Bay Shopping Village.



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