

# 10 Ginahgulla Road, Bellevue Hill, NSW 2023

Raine&Horne.  
Unlimited

## Sold House

Thursday, 7 December 2023

10 Ginahgulla Road, Bellevue Hill, NSW 2023

Bedrooms: 5

Bathrooms: 4

Parkings: 6

Type: House



James Nixon  
0415889284

## Contact agent

In one of Bellevue Hill's most elite addresses, the grace and grandeur of this magnificent Mediterranean-inspired residence is set on approx. 1430sqm with perfect North aspect, beautifully landscaped level gardens, mosaic-tiled pool and off street parking for 6 cars. Design by renowned architect Espie Dods channels the feel of a Tuscan countryside manor, with its earthy tones, signature columns and loggia-style alfresco terraces. Exceptionally private and secluded from the street behind a stone wall and semi-circular driveway, delivering over approx. 650sqm of internal living space, the home has been recently updated and is sure to impress offering a versatile layout spread easily over four expansive levels of living with space for all the family as well as live-in staff. Entertain in style with a multitude of formal & informal entertaining areas all leading to established landscaped wrap around gardens, verdant outlooks from nearly every room and wide balconies with harbour views to Mosman and Manly. Tightly held, offered only for the second time since built in the early 1980s, the property is footsteps from The Scots College and Cranbrook School, close to Ascham, Kambala and Kincoppal-Rose Bay schools, an easy stroll to Double Bay village, minutes to Rose Bay's harbourside restaurants and approx. 5km to the CBD+ Ideal North aspect+ Beautifully designed, sundrenched level landscaped gardens with stunning Mosaic pool surrounded by creeper clad pergolas, two powder rooms.+ Voluminous proportions throughout+ Unique alfresco terraces with stunning domed ceilings+ Grand formal living room with library and fireplace+ Immense Formal dining room with hand-painted mural of a Tuscan rural scene+ Gourmet marble kitchen with an abundance of storage cabinetry.+ Sweeping open plan informal family living and dining with open fireplace, multiple banks of French doors to the rear gardens+ Unique custom Media/Cinema room with stage+ Music room (with projector room, screen and adjoining showpiece wine cellar and multiple storerooms.+ 5 large bedrooms, 4 luxurious bathrooms + guest WC+ Spacious self-contained apartment (with living/dining area, kitchen)+ Enormous, luxuriously appointed Master wing with huge bedroom, bespoke dressing room, marble ensuite (Kaldewai bath & twin rainfall showers) and sun-drenched balcony overlooking the harbour.+ Laundry with 2 sinks, b/in storage and chute from upstairs+ Wine cellar, storeroom (or 2nd laundry), under house storage+ Ducted zoned air-conditioning, security alarm system+ DLUG (int access) + stairs to mezzanine storage area above the garage+ Semi-circular driveway with additional off street parking for up to 4 cars View: By Prior Appointment Only Saturday & Wednesday 12.30pm - 1.15pm In Conjunction With Laing & Simmons Double Bay D'Leanne Lewis 0419 676 667