

**10 Rowanbrae Crescent, Bella Vista, NSW 2153**



**House For Sale**

Friday, 12 April 2024

10 Rowanbrae Crescent, Bella Vista, NSW 2153

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 3**

**Area: 743 m2**

**Type: House**



Daniel Llamas  
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## Just Listed

Step into a realm of eco-luxury with this off-grid abode, where cutting-edge technology meets unparalleled comfort. Nestled in a serene setting within Bella Vista Waters, this architectural masterpiece by award-winning Gremmo Homes offers a lifestyle of sustainable opulence. Indulge in uninterrupted power with Tesla Powerwalls and a premium 40-year warranty solar system by Sun Power, complemented by an electric car 3 phase fast charger for effortless charging at home. Pure, refreshing water flows throughout the entire home thanks to a home water filtration system, while an 8 zone automated air conditioning system and smart sprinkler system ensure comfort indoors and lush greenery outdoors. Entertain in style with a Bang & Olufsen sound system seamlessly integrated into the main living area opens out to a new oasis designed by renowned Nathan Burkett, boasting Egyptian limestone, bespoke operable atrium and ambient mood lighting surrounding the mineral pool featuring a "Santorini Blue" water tone, the perfect entertainer's backyard. Experience alfresco dining under the automated shade system, providing 99% UV protection, while custom-designed ambient mood garden lighting creates a magical atmosphere. Frameless glass panels with bespoke LED lighting automation and remote control offer seamless integration between indoor and outdoor living spaces. Inside, the bespoke kitchen by Emmanuel Kitchens features Italian SMEG appliances and mood LED lighting, soft close drawers, a tampered dark splash back & a premium drinks fridge to accommodate entertaining. Conveniently located just minutes from city-bound buses, Norwest Shops, and Metro, this home provides easy access to amenities and transportation. With an extra-large garage offering space for three cars and potential for a car stacker, plus room for jet skis or a small boat, this property caters to every need. Experience the pinnacle of luxury living where sustainability meets sophistication. Schedule your tour today and make this eco-friendly oasis your own! 5 Bed 3 Bath 3 Car | 743m<sup>2</sup> North Facing Block- Off-grid eco-friendly abode with energy-efficient and sustainable inclusions- Fully renovated Gremmo Home with bespoke finishes & renowned collaborations- Outdoor area designed by Nathan Burkett showcasing heated pool- Smeg appliances to kitchen with Italian marble stone + 5 burner gas cooktop- New Canadian oak herringbone flooring- 8 Zone Automated Air Conditioner powered by Latest Gen Mitsubishi system with AirTouch- 11kw Premium Solar System by Sun Power (40 year warranty)- Real flame gas heater in lounge room for cozy evenings- Heated floors in guest bathroom for added comfort- Google Home camera and doorbell for enhanced security Location benefits- 80m walk to bus direct to Sydney CBD- 10 minutes stroll to Norwest Shops and Norwest Metro- Minutes to Lake walk and close access to children's playground- Bella Vista Public School Catchment Our recommended and award-winning broker: Daniel Pym 0412 838 490 <https://broker.loanmarket.com.au/loan-market-castle-hill/> Every care has been taken to verify the accuracy of the information contained in this document, but no warranty (either express or implied) is given to or by Ray White Castle Hill or its agent as to the accuracy of the contents. Purchasers should conduct their own investigations into all matters relating to the purchase of the property.