

11 Mulgowrie Crescent, Balgowlah Heights, NSW 2093



House For Sale

Saturday, 13 April 2024

11 Mulgowrie Crescent, Balgowlah Heights, NSW 2093

Bedrooms: 5

Bathrooms: 2

Parkings: 2

Area: 607 m²

Type: House



Kingsley Looker
0411225556



Josephine Ienco
02 9977 3300

Auction

Move straight into this immaculate double brick family home and flaunt your creative decorative flair or reconfigure (STCA) and fashion the ultimate designer haven with views over Middle Harbour to Balmoral Beach and the city skyline. Cleverly designed with extensive living spaces revealing delightful harbour views on both floors, it opens to a sunny north-facing balcony as well as an entertainers' terrace with views. Placed on 607sqm with gently sloping rear lawn, it is peacefully nestled towards the exclusive tip of the peninsula within a short stroll of Tania Park, Castle Rock Beach and Balgowlah Heights Public School. * Held by the one family for the past 48 years, it is instantly liveable yet brimming with potential and possibilities* Set behind landscaped gardens with one set of stairs leading up to a sunny north balcony and entrance foyer * Expansive light-filled living space showcases floor-to-ceiling leaf-filtered Middle Harbour and city skyline views * Large dining room, sunny casual dining area, tidy open plan kitchen with new double oven, microwave plus a dishwasher * Enormous family room with wet bar and wine cellar, opens to a vast rear terrace with views of the harbour, Balmoral and city skyline* Spacious bedrooms have built-ins, the main has views and shares a two-way bathroom, fifth bedroom or study* Modernised bathrooms on each floor offer the option to upgrade, high ceilings, timber flooring and ducted heating* Enclosed child-friendly rear lawn and landscaped gardens, covered patio and elevated balcony at the side of the house* Short stroll to local café and tennis courts, minutes to village shops, Stockland and Manly Beach* Remote-controlled double lock-up garage plus a large storeroom, walking distance to Clontarf Beach Council: \$3,325pa approx Water: \$680pa approx