

**111 Koola Avenue, East Killara, NSW 2071**

**ASSET** *realty*

**House For Sale**

Saturday, 2 September 2023

111 Koola Avenue, East Killara, NSW 2071

**Bedrooms: 5**

**Bathrooms: 5**

**Parkings: 2**

**Area: 841 m2**

**Type: House**



Anna Chow  
0294987799

## Contact Agent

Private & Tranquil - In-law/teenagers accommodation with Granny Flat potential (STCA) This architect-designed residence is located on highside of the quiet part of Koola Ave.. It offers impeccable style and luxury with majestic views across Garigal National Park. Multiple well-proportioned living areas with lift access appointed with the finest of finishes flow seamlessly to a selection of alfresco settings designed for entertaining to offer plenty of space for all ages to spread out and enjoy. Positioned across 847.5sqm of sun-drenched land, it's in the ideal family setting a short level stroll to Killara High School, local shops, park and bus to rails and Lindfield East Public. - Double front doors open to reveal expansive, light-filled open-plan living spaces with stunning views-5/6 bedrooms, 5.5 bathrooms (4 ensuites) -Master & 3 bedrooms are all oversized with BIR/WIR, stone ensuites & polished floorboards. 2 of the bedrooms opens to large balcony- Contemporary family living area spills through sliding glass doors to easy-care garden with lawn-Adjoining spacious dining area with dramatic floor-to-ceiling curved windows framing leafy outlook-Luxury open-plan gas kitchen with volcanic rock island/ breakfast bar, glass splashback & walk-in pantry. It flows to sunny terrace with gas bayonet for bbq & manicured garden area with level lawn-Billiards room with marble & CaesarStone wet bar opens to entertaining terrace with incredible views-Spacious rumpus/6th bedroom/in-laws/teen accommodation flows to another huge north east-facing terrace with magnificent treetop outlook -Upstairs retreat also features floor-to-ceiling curved windows overlooking National Park treetops-Video intercom, Bosch back-to-base security alarm, new ducted r/c Air conditioning -Auto DLUG with adjoining workshop & convenient internal access; -Unutilised 2nd automatic DLUG offers excellent potential for conversion to granny flat (STCA)-Ample storage space including underhouse storage with internal access ideal for wine cellar-Walk to local East Killara village shops, Koola Park, Killara High School & bus to Killara/Lindfield station and Lindfield East Public. Leading private schools nearby