

**119 Washington Drive, Bonnet Bay, NSW 2226**

**FOX & WOOD**

**Sold House**

Wednesday, 6 March 2024

119 Washington Drive, Bonnet Bay, NSW 2226

**Bedrooms: 3**

**Bathrooms: 3**

**Parkings: 2**

**Area: 575 m2**

**Type: House**



Jed Wood  
0408718118



Shane Flanagan

**\$1,625,000**

Privately positioned away from street view, this grand residence welcomes you with a sunlit and sprawling living space that pours onto the north-facing balcony with divine views of the Woronora River. The split level design offers flexibility as does the large rumpus room downstairs with built-in bar, games area and wine cellar - a great spot for entertaining, a potential playroom or can easily be transformed into a guest retreat. The pool and level grassed yard are another bonus for this family haven. Why you'll love it -

- Private and spacious family home with views of the Woronora River.
- Oversized family living space that opens to north facing balcony with water views.
- Well-appointed kitchen with lots of bench and cupboard space plus a formal dining room to the side.
- Rumpus room with built in bar, wine cellar, pool table, laundry with shower and toilet.
- Tropical garden with grassed area and an in-ground pool.
- Main bedroom with ensuite bathroom, walk-in wardrobe and built-in wardrobe.
- Second and third bedroom both have built-in wardrobes.
- 3-way main bathroom with a large bathtub.
- ground floor room set in natural rock with western red cedar panel walls - ideal for a home gym/retreat.
- Remote controlled double garage on street.
- Land size: 575m<sup>2</sup>
- Quarterly rates: Council \$441, Water \$249