

11A Anderson Street, Neutral Bay, NSW 2089



Duplex/Semi-detached For Sale

Friday, 2 February 2024

11A Anderson Street, Neutral Bay, NSW 2089

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 407 m2

Type:

Duplex/Semi-detached



Chris Girling

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Auction - Contact Agent

Outlined by a striking tessellated tile veranda and considered landscaping, this uplifting garden duplex graces the lower level of a grand 1870s manor within a peaceful and convenient parkside cul-de-sac with level access from both parking spaces. Channelling cityscape views through the surrounding greenery, the bright lights of the city centre are welcomed from inside and out. Opening out to the nostalgic veranda and courtyard at every opportunity, glass doors and a series of windows connect the elegant adjoining formal living room and formal dining room to the great outdoors and outlook. Both formal rooms feature wood burning marble framed fireplaces and contemporary pendants dropping down from the restored ceiling roses. Refreshed to enhance its innate beauty, the crisp modern colour palette highlights the lofty ceilings and intricate Victorian detailing around the doorframes and architraves. Presenting three inviting bedrooms, the master bedroom adjoins an ensuite and the northern courtyard. All bedrooms boast generous built-in robes and are softened by plush carpet and feature ceiling fans. Offering the best of both worlds, this leafy enclave neighbours the local tennis courts, bowling greens and is within walking distance to both the harbour foreshore and Neutral Bay Junction. Close to stairs down to Neutral Bay Wharf and Hayes Street Beach, the attractions of Military Road such as cafes, gyms and shops are all just a level walk away. - Welcoming light and breezes from all four aspects - Archway framing the marble fireplace in the dining - Authentic in its updates, retains a sense of scale - Kitchen and meals area capturing northern sun - Bi-fold doors open to the north facing courtyard - Kitchen with stone benchtops and large pantry - Blanco dishwasher, wall oven and combi oven - Master bedroom opening to ensuite and courtyard - All three bedrooms boast generous built-in robes - Bedrooms also feature carpet and ceiling fans - Classic bathroom with separate bath and shower - Wide floorboards anchored by high skirting boards - Glass enclosed wine cellar, archway framed entry - Multiple gas bayonets, endless storage options - Crisp white timber fretwork and period dado rails - Access from garage to the garden side passage - Second off-street car space footsteps from door - Close to the Neutral Bay Club and tennis centre - 650m level walk to the heart of Neutral Bay - 800m walk to city ferries and local harbour beach - 650m to well-regarded Neutral Bay Public School - Travel into the city centre in around 10 minutes* All information contained herein is gathered from sources we consider to be reliable, however we cannot guarantee or give any warranty to the information provided. Looking for a home loan? Contact Loan Market's Matt Clayton, our preferred broker. He doesn't work for the banks, he works for you. Call him on 0414 877 333 or visit loanmarket.com.au/lower-north-shore For more information or to arrange an inspection, contact Chris Girling 0404 856 976.