

# 145 Balgowlah Road, Balgowlah, NSW 2093

STONE

## Sold House

Wednesday, 6 March 2024

145 Balgowlah Road, Balgowlah, NSW 2093

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: House



Chris Lewis

0431179861

## Contact agent

A masterclass in architectural artistry, designer interior styling, and professional landscape garden design has transformed this early 1900's bungalow into a haven of luxurious liveability. Transcending from an enhanced character home at the front to an expansive glass embraced pavilion-style entertaining zone at the rear, it flows seamlessly to central and rear decks with a spectacular covered cabana and sparkling heated pool. Placed on exquisitely landscaped near level gardens, it is footsteps to Manly West Public School and transport plus a short stroll to Stockland Village and B-Line city buses.- Sweeping living space flows via stacked glass sliders to rear deck- Large dining room opens via glass French doors to central deck- Sophisticated kitchen with CaesarStone breakfast/cocktail island- Marble splashbacks, Billi tap with sparkling, filtered and hot water- Gas cooktop, wall plus microwave/steam oven and dishwasher- Ample double bedrooms with built-in wardrobes and ceiling fans- Main bedroom with large north sunroom/office and ensuite- Chic designer bathrooms, high ceilings, leadlight windows- White oak flooring, louvered windows and Velux skylights- Zetr power points/USB ports, gas outlets, floodlit gardens- Spectacular covered deck area with suspended fireplace- Resort-style heated pool enveloped by a sun kissed terrace- Pristine gardens with frangipani, jasmine, palms and bamboo- Footsteps to cafes and supermarkets, level bicycle ride to beach- Private enclosed front courtyard awash with northerly sun- Short stroll to Stockland Village and city/local transport- Future scope to capitalise via a first floor addition (STCA)- Carport and car space secured behind a remote-controlled gate Council: \$2,409pa approx Water: \$760pa approx