

**16 Old Saddleback Road, Kiama, NSW 2533**

**SOUTH COAST**  
PRESTIGE PROPERTIES

**Sold House**

Friday, 6 October 2023

16 Old Saddleback Road, Kiama, NSW 2533

**Bedrooms: 4**

**Bathrooms: 3**

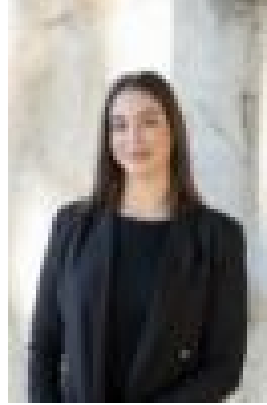
**Parkings: 3**

**Area: 1000 m2**

**Type: House**



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**\$2,100,000**

Stepping into this impressive two-storey residence, you are greeted by an entrance hall that sets the tone for a 'wow' lifestyle experience - a statement staircase rising dramatically into a central atrium, the light-filled heart of the home and a space that is both visually striking as well as practical. A generous floorplan makes for an effortless flow throughout, starting with the formal reception rooms to the left of the foyer, consisting of a spacious and light-filled living room and an adjoining sitting room/study featuring custom joinery. Exuding a sense of calm and sophistication, thanks to ample natural light and a colour palette of understated, warm neutrals featured throughout, the overall effect is one of tranquil elegance. Access to the triple-car garage is on the opposite side of the foyer. Moving through the atrium, an expansive family living area reveals itself - a space that caters exceptionally well for the demands of busy family and social life. Focal point of the family room sitting area is a gas fireplace set in a stone-clad feature wall, while the dining area offers space to accommodate the grandest of banquet tables. The sleek and stylish gourmet kitchen features quality Fisher & Paykel appliances and sleek, modern cabinetry with stone benchtops. A large centre island is perfect for preparing and serving meals at the 'eat-at' bar, while a large walk-in pantry offers maximum storage space and convenience. A theatre room can be closed to the main space, so the hubbub of the kids' movie nights won't interfere with a night of quiet conversation fireside. Laundry/utility room and separate powder room are located on this floor, the laundry with direct access to the outdoors. The allure of this remarkable home extends beyond the interior; a north-facing wall of sliding glass doors (which flood the space with oodles of natural light at all times of the day) leads to your own private outdoor sanctuary - an oasis offering privacy and tranquillity, complete with undercover alfresco kitchen/BBQ and dining, sun-drenched entertaining deck and a sparkling swimming pool with separate gazebo. A large lawn completes the picture, a garden perfect for entertaining year-round. Upstairs, an enormous landing does double duty as a rumpus space, and wraps around the atrium to form a gallery from which are accessed the four bedrooms, the family bathroom (with bathtub and separate shower), a separate toilet and linen cupboards. All bedrooms feature built-in wardrobes and generous windows with garden views. The principal bedroom suite is a true haven consisting of a generous main bedroom space with an adjoining retreat complete with external and internal balconies, an enormous walk-in robe and a large and luxurious bathroom complete with corner bath, separate shower and double-sink vanity. Effortlessly combining luxury with simplicity, dramatic statement with streamlined functionality, whether you are indulging in a peaceful weekend with just the family or entertaining on a grand scale, this home exceeds expectations. Contact us today to arrange a private viewing to experience for yourself this special residence. Property Code: 477