

18 Cranford Avenue, St Ives, NSW 2075



House For Sale

Friday, 14 June 2024

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Bedrooms: 5

Bathrooms: 3

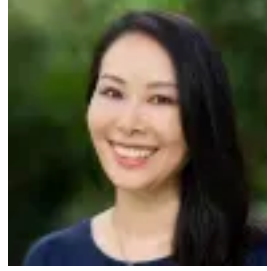
Parkings: 2

Area: 1112 m2

Type: House



James Levy
0296462075



Coco Cui Roskam
0296462075

Auction Thursday 4 July, 5:30pm

A perfect location for families, at the end of a prime cul-de-sac a level stroll to St Ives North Public School and St Ives Shopping Village, this substantial home is an exciting property in an always sought after setting. Quiet and private on a near level 1112.8sqm block, the scale of this home is impressive, offering a wealth of living options, a home office with library wall and five bedrooms (potential 6th bedroom) ensuring room for the in-laws too. The floorplan lends itself to entertaining with the casual living and dining opening to a large north facing terrace and pool and to the child friendly level lawns and gardens. Stylishly presented and inviting throughout, the home has been used in multiple commercial and TV shots, loved for its elegance and quintessential family vibe. Positioned to perfection, it rests an easy stroll to bus services to the Gordon Station and the City, the Village shops and all the area's excellent private schools.* Expansive lounge room with a gas fireplace and gas bayonet* Formal dining room, generous open plan casual living & dining* Spacious timber topped kitchen, gas cooktop* European appliances, dishwasher, split system and ducted a/c* Flexible TV room, home office with library shelving or storage* Laundry with 3rd bathroom easily accessible from the outdoors* Most bedrooms with robes, large master with a walk-in robe* In-roof storage, internal access to the double lock up garage

External Features: * Nestled serenely at the end of a small cul-de-sac* Generous almost completely level 1112.8sqm block, covered front verandah* Large north facing covered alfresco terrace by the pool* Generous and private back lawns ideal for the children to play* 12kw solar panel system, additional off-street parking

Location Benefits:* 80m via pathway in the street to Pencil Park* 240m to the 195 bus to Gordon Station* 400m to the 194 and 194X bus services including city express to East Killara, East Lindfield, Northbridge, Cammeray and the city* 550m to St Ives North Public School* 700m to St Ives Preschool Kindergarten* 1km to St Ives Village Green* 1.1km to St Ives Shopping Village* 1.1km to Masada College* 1.1km to Brigidine College* 1.3km to Sydney Grammar* Close to St Ives High School

Auction Thursday 4 July, 5:30pm
In rooms - 2 Turramurra Avenue, Turramurra
Contact James Levy 0414 474 868
Coco Cui Roskam 0422 683 409

Disclaimer: All information contained here is gathered from sources we believe reliable. We have no reason to doubt its accuracy, however we cannot guarantee it.