

# 25 Horsfield Road, Horsfield Bay, NSW 2256



## House For Sale

Friday, 29 March 2024

25 Horsfield Road, Horsfield Bay, NSW 2256

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 873 m2**

**Type: House**



Cathy Baker

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## Forthcoming Auction

'Aquilae' - Eagle in Latin - is named for the sea eagles you can watch soaring over Corea Bay as you sip your morning coffee on the deck. The architecturally trained designer, and the master builder intended this beautiful home to celebrate the stunning surrounds with water views captured in every room. With direct access to waterfront and sandy beach, nestled in native flora, vistas sweep right out over the Peninsula District to Box Head and the ocean beyond. The echo of ecosystems continues throughout the home; with luxurious matt black features including tiles that accent opulent blackbutt benchtops and flooring. Staircase of blackbutt and glass is an art piece which connects the three-level home. The build itself, completed in 2021, captures the breeze and delivers effortless privacy and comfort in all seasons. Drive straight into the double lock up garage and you're greeted by a casual living space on the upper entry level. The ground floor's open expanse features high ceilings, dining and family spaces divided by the clean lines of the elegant and stylish kitchen. Complete with walk-in butler's pantry and European appliances, the intentional space flows past the dining space to a large undercover deck. The bedrooms are private havens that invite you to witness the sun rise over the water and headlands from the tree canopy. The play of light throughout the home accentuates the warmth of durable and natural materials. Wander through established gardens, pass the two natural fire pits, right to the sandy beach at the water reserves edge. Beyond the home, a vibrant and friendly community awaits, where Friday fire nights and holidays are celebrated with cheer. While you'll feel worlds' away, the entertainment and beauty of Ettalong and Umina Beaches are a short 10-minute drive, approximately a 5 minute drive to the train station, a bus stop at the end of the street. Sydney's North Shore is 30 minutes away, with just an hour to the city itself.

- Unique master build across three levels on 873sqm of land
- Four bed, study, two bath, powder room, open plan living and DLUG
- Modern kitchen, butler's pantry, integrated European appliances
- Established gardens, macadamia grove, and two natural fire pits
- Highly insulated, double-glazed windows, ceiling fans, gas ports
- Current DA approval for a large 93m deck below bedroom level
- Direct access to waterfront and sandy beach
- Boat ramp across the bay, explore magnificent local waterways
- Provision in LUG for inverter, battery, EV charger
- Close to M1 with bush track leading to local train station