

**3 Allenby Lane, Clontarf, NSW 2093**

**etch**

**Sold House**

Wednesday, 13 September 2023

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**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 4**

**Area: 1000 m2**

**Type: House**



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## Contact agent

Expression of Interest: ends 2nd December 2023

A wonderful 1,000 sqm (approx.) playland found nestled footsteps from the sands of the affluent enclave of Clontarf Beach, this rare offering boasts a generous layout, and will be a standout for those looking for a private family oasis to call home. Conveniently setback from the street frontage the cobbled granite driveway provides a wonderful gated approach, and the first glimpse of the scale on offer. Taking its design cues from mid-century modern architecture, the home is split into two mezzanine pavilions. The east pavilion of the home is dedicated to entertainment and hosts the kitchen, living and cinematic bay window set amongst a leafy and sunny backdrop; providing the ideal location to enjoy the quiet surrounds. The west pavilion features a peaceful living room retreat, with formal dining, and embraces its leafy surrounds. This level also features a dedicated office space (with adjoining bathroom) which could be adopted as a 5th bedroom if desired. Back inside the bespoke hardwood kitchen island will mesmerise design aficionados as it defies gravity and forms a focal point for meal-time conversations, highlighting the design excellence throughout. This part of the home will quickly become a favourite with family and friends. Outdoors the scale is impressive, from the enormous swimming pool with sundecks, to the large alfresco terrace with retractable sunshade canopy, each space is idyllic for family and friends to create unique moments together. Taking advantage of its large block the outdoor space reveals itself across the day and includes space for a trampoline or a game of soccer too. By way of accommodation the four bedrooms enjoy high ceilings, large spaces, and an elevated outlook. The master suite is well proportioned and offers a walk-through robe and private ensuite dressed in natural stone. With all bedrooms located on the same floor the home will suit families looking for convenience, and a great sense of homeliness alike. Downstairs the lower ground floor is the gift that keeps on giving, hosting a secret billiards room perfect for family and friends to enjoy a game of pool, and serves as future cinema room, hobby room or man cave too.

Time to Head to the Beach and Coffee: By way of location, the sands of Clontarf Beach are located 80 metres from the front gate and include two quality cafes by the sea, and a recently installed state of the art kids play equipment. With two Chef Hat restaurant Ormeggio at the Spit nearby, the selection of eateries on offer will tantalise even the most selective foodie.

Features:-  
Generous 1,000 square meter (approx.) beachside oasis- Four large bedrooms, Master Suite with walk-through robe and private ensuite- Multiple living spaces, sitting rooms and dedicated study- Ducted air-conditioning, alarm and chef grade kitchen and pantry- Level parkland yard with swimming pool and dining alfresco- Gated off street parking for multiple cars, plus large 4x car garage