

44 Kooloora Avenue, Freshwater, NSW 2096



House For Sale

Monday, 15 January 2024

44 Kooloora Avenue, Freshwater, NSW 2096

Bedrooms: 5

Bathrooms: 4

Parkings: 2

Area: 566 m2

Type: House



Brendan Pomponio
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Emily Read
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Auction Thurs 22nd February 6pm In-Room

A celebration of light, space, and barefoot beachside luxury, this just-completed bespoke beach house has been conceived as a calming sanctuary that's incredibly peaceful and private, yet just 100m to the sand and surf action. Renowned designer Emma Macindoe has curated a tranquil palette, merging soft neutrals and calming hues with brass accents and European oak joinery, accompanied by a fusion of marble and quartzites, resulting in a residence that seamlessly marries aesthetics with functionality. A strong design vision and a highly livable layout unfold over two glamorous levels offering multiple living areas for families to live, work, and for quiet retreat, while easy breezy indoor/outdoor flow invites relaxation. It features five sanctuary-like bedrooms, including an upper-level parents wing, plus a separate granny flat which is perfect for teens, guests, or au-pair accommodation. It holds a blue-ribbon setting regarded as one of Sydney's most elite, footsteps to Freshwater Beach Reserve and playground, a five-minute stroll to village shops, and 150m to buses.- A striking double-height internal garden void brings natural light into the home- A minimalist and highly functional design aesthetic, natural organic material- Pure tones and textures to create tactility, light and cohesion throughout- Carefully selected fixtures and finishes set a mood of timeless luxury- Sweeping living/dining with terracotta Escea gas fireplace extends outdoors- Chefs kitchen with 4m quartz island, high-spec European appliances and butlers pantry- Integrated fridge and freezer, wine fridge, oak cabinetry, top of the line induction cooktop- Bathrooms with Moroccan tiles and marble/quartz surfaces, heated floors and towel rails- Cocktail bar with coattail door, solid oak stacking doors offers seamless outdoor connection- All-season outdoor entertainers' balcony with built-in Wolf barbeque and views over the park- Media room, casual break-out room, functional laundry with olive green cabinetry, wine cellar- Master wing with walk-in, lavish sea green ensuite, 4th bedroom, study area- Three lower-level bedrooms with built-ins, ceiling fans and custom roman blinds- French Limestone tiles and engineered oak timber floors, extensive storage throughout- Sunny child-friendly rear yard, granny flat ideal for teen, guests or au-pair quarters- Double carport