

# 5 Albion Street, Roselands, NSW 2196

## House For Sale

Thursday, 1 February 2024

5 Albion Street, Roselands, NSW 2196

**Bedrooms: 7**

**Bathrooms: 5**

**Parkings: 2**

**Type: House**



Frank Mazzotta  
0295022111



Grace Liwanag  
0295796355

## AUCTION

Beautifully designed bespoke residence that takes modern living to superior heights. This as-new double brick family home is the epitome of luxury. With a striking sculptural façade and finished to an exceptional standard, this luxury home offers the perfect balance of style, form and function for contemporary indoor/outdoor living that flows seamlessly. Interiors are bathed in natural light, offering a practical dual-level layout with intelligent separation of family, accommodation and entertaining spaces. Latest high-end fittings and fixtures are found throughout and the construction overall demonstrates rarely seen attention to detail. Boasting plenty of living space this two-storey family residence will delight the entertaining family and those seeking a new and modern way of living. Its unbeatable position in this wide tree lined street catches elevated local city views from the rear and is perfectly positioned close to Roseland's shopping district, buses, schools and parks. Featuring; \* Solid double brick construction with concrete slab, only 18 months old\* Five generous bedrooms all with built-ins plus separate office and upstairs rumpus \* Master bedroom with dual basin ensuite and walk-in robe\* Stunning modern kitchen with European stainless-steel appliances, Butler's pantry, waterfall island and Quantum Quartz Michelangelo Stone benchtops\* Huge open plan lounge and dining room with built-in entertainment unit and gas fireplace\* Cinema room with projector and surround sound speaker system\* Spacious undercover entertainers' area with built-in gas BBQ, ceiling fans and electric roof heaters\* Expansive North-facing rear yard with an 8 X 4m heated in-ground swimming pool and jacuzzi\* Five elegant bathrooms with wall hung vanities and stone benchtops\* Huge functional internal laundry with side access\* Driveway to remote double lock-up garage with 2 electric vehicle charging outlets and internal access\* Two-bedroom granny flat equipped with an open plan living/dining, gourmet kitchen, combined bathroom/internal laundry and covered patio with its own private side access\* Short walk to Centro shopping centre, restaurants, cafes, schools, parks and transport No expense has been spared with these additional features; ducted air-conditioning, 13KW solar panels, 10KW battery, plantation shutters, alarm system, CCTV cameras, Tasmanian Oak Timber Floors