

**53 Beechworth Road, Pymble, NSW 2073**



**House For Sale**

Friday, 19 January 2024

53 Beechworth Road, Pymble, NSW 2073

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 885 m2**

**Type: House**



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## Auction Saturday 10 February, 4pm

A prized and peaceful location, immense privacy and a captivating single level floorplan combine to deliver family perfection for this endearing home. The residence has been tightly held for 27 years and reimagined over time, with the classic full brick mid-century home having undergone a number of upgrades and extensions. The exceptionally functional design welcomes into a generous lounge and dining with Jetmaster fireplace and French doors on two sides that create a flow through feel. The three year old kitchen is impressive taking centre stage to the casual dining and family room. Step out to an expansive deck, the pool and child friendly gardens. Enjoying many extras including a custom appointed office or 4th bedroom, a/c and a Ventis system, it presents a readymade lifestyle, steps to the bus, shops and rail. It sits a short walk to PLC, in the Pymble Public catchment and the St Ives High catchment in 2024.

**Accommodation Features:**\* Blackbutt timber floors, original part of the home is full brick\* Generous open plan lounge and dining, Jetmaster fireplace\* High ceilings, casual dining rests by the near new kitchen\* Caesarstone benchtops, island bench, fine European appliances\* Skylight, reverse cycle a/c, Ventis air circulation system\* Large family room opens to the deck, office/4th bed with built-in cabinetry\* Spacious bedrooms two with robes, two contemporary bathrooms\* Laundry with powder room, study nook, ample storage areas

**External Features:**\* Completely private from the road, northerly to rear 885sqm block\* Expansive NewTechWood rear alfresco deck with electric blind\* Pool with poolside paving, rear lawns and gardens\* Superb established gardens with a front raised garden bed\* Solar panels, rainwater tank with pump\* Easy access single lock up garage with storage, single carport

**Location Benefits:**\* 350m to the entrance to Sheldon Forest walking trails\* 750m to Pymble Ladies College and bus to Pymble Public School \* 800m to the 575 bus services to Turramurra, Hornsby and Macquarie University\* 850m to the Sacred Heart Catholic Primary School\* 1.4km to Northside Montessori School\* 1.6km to Avondale Golf Club\* 1.7km to Pymble Station and village\* 2.1km to Pymble Public School\* St Ives High School and Ku-ring-gai High School catchments in 2024\* Easy access to Ravenswood, Knox Grammar and Abbotsleigh

**Auction:** Saturday 10 February, 4pm  
**In rooms -** 2 Turramurra Avenue, Turramurra  
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**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.