

**58 Somerset Street, Mosman, NSW 2088**



**House For Sale**

Thursday, 30 November 2023

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**Bedrooms: 5**

**Bathrooms: 4**

**Parkings: 2**

**Type: House**



Richard Simeon



Samantha Lian  
0433612686

## Auction - Contact Agent

This wonderful home effortlessly blends historic charm with modern elegance and comes complete with a self-contained studio. Enviably placed in the heart of Mosman's café society yet so peaceful, private and leafy, it exudes the feel of a country estate. Be greeted at the front door by classic federation features: soaring high ceilings, stained timber floorboards and sleek picture rails. The flexible floor plan offers formal and informal living and dining zones to suit your lifestyle, with the heart of the home being the gourmet open plan kitchen and indoor/outdoor entertaining area. The all-weather entertaining terrace is perfect for family gatherings as it basks in a sun-drenched northwest aspect and gazes out over the deep level manicured rear garden and district views. The master bedroom suite with a walk-in robe, deluxe ensuite and private balcony is sure to impress. All four bathrooms are particularly luxurious and enjoy under-floor heating. On the lower garden level, the exceptional self-contained studio is also ideal as a rumpus room, or home office with its own entrance. Children will enjoy the large level rear garden and there's room for a pool STCA. There's air conditioning, secure parking for two cars, huge under-house storage and wine cellar. This impeccable family home is the ultimate of local convenience, being only 150m to Avenue Road shops and cafes. A selection of excellent schools are within a short walk, as are bus transport, Mosman Wharf and Mosman village.

- Kitchen with marble and stone bench tops including an island
- S/s steel European appliances, integrated d/washer, fridge & freezer
- Peaceful, private and lush garden with room for a pool (STCA)
- Covered alfresco entertaining terrace overlooking the garden
- Various living and dining spaces, one with a cosy open fireplace
- Bedrooms with built-in robes, bright fully tiled deluxe bathrooms
- Indulgent freestanding bathtub and toasty under-floor heating
- Double secure carport, one undercover, storeroom/wine cellar
- Footsteps to Avenue Road shops, cafes, deli and Memory Park
- Ultra-convenient to divine Balmoral Beach and Clifton Gardens