

**59 Provincial Road, Lindfield, NSW 2070**



**House For Sale**

Thursday, 30 May 2024

59 Provincial Road, Lindfield, NSW 2070

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 4**

**Area: 1161 m2**

**Type: House**



Jessica Cao

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## Auction Guide: \$4,500,000

In an exclusive golf course precinct amidst stunning homes, this superb residence takes its place high-side on a perfect north to rear 1,161 sqm. The home is a masterpiece in relaxed contemporary appeal, elegantly enhanced and created with outstanding living and divine poolside entertaining. Imbued with a chic sophistication, the floorplan spans two levels, incorporating a formal lounge with a fireplace, a superb family-sized kitchen and sweeping casual living and dining rooms that spill out to the terrace, pool and extensive level lawns for the kids to play on. A privately positioned 5th bedroom has easy access to the nearby bathroom making it ideal for the in-laws. Accommodation upstairs provides premier comfort with a 2nd bedroom enjoying an adjoining sitting or study area and the master pampering with its walk-in robe and ensuite. Beautiful natural stone, high-end finishes and ducted a/c pampers creating superb luxury. It includes generous parking options and a studio/storage with the bus at its door and moments to local shops, Harris Farm Markets, the station, golf and excellent schools.

**Accommodation Features:**

- Stunning marble flooring, high ceilings throughout
- Gracious formal lounge room with a stone clad fire
- Private 5th bedroom or guest, nearby chic bathroom
- Superbly proportioned stone wrapped gas kitchen
- Miele appliances, dishwasher, sweeping living and dining rooms, sliders open to the pool and terraces
- Reverse cycle a/c, large laundry, cantilevered staircase
- Four family bedrooms spread across the upper level
- All with robes, 2nd bedroom with a sitting or study
- Master retreat with a sitting area, ensuite and WIR
- LED lighting, ample storage areas throughout

**External Features:**

- Quiet prestigious street, high-side from the road
- Exceptional street appeal, stone stacked feature
- Landscaped gardens, sprawling lawn at the rear
- Private, superb pool, gorgeous travertine paving
- Poolside terrace, side courtyard
- Electric gated access to the carport and single lock up garage with studio/storage at the rear
- Additional parking for two cars, boat or trailer

**Location Benefits:**

- The stop for the 565 bus services to Lindfield Primary School, Roseville Station, Chatswood, Macquarie Shopping Centre and Macquarie University is at the front door
- 400m to Primula Oval
- 1km to the local village shops and cafes
- 1.2km to Harris Farm Markets
- 1.2km to Holy Family Catholic Primary School Lindfield
- 1.3km to Lindfield Station
- 1.2km to Killara Golf Club
- 1.3km to Beaumont Road Public School
- Easy access to Ravenswood School for Girls, Roseville College and Pymble Ladies College
- Killara High School catchment

**Auction Saturday 22 June, 11am** Contact [☎ Jessica Cao 0466 877 260](tel:0466877260)

**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.