

**6 EAST VIEW AVENUE, Leura, NSW 2780**



**House For Sale**

Wednesday, 15 May 2024

6 EAST VIEW AVENUE, Leura, NSW 2780

**Bedrooms: 10**

**Bathrooms: 10**

**Parkings: 16**

**Area: 6020 m2**

**Type: House**

## Contact agent for price guide

To enquire, please email or call 1300 815 051 and enter code 3398

The Nunnery, a Blue Mountains stately residence; a grand property of style and grace with a rich history, waiting for you to write its next chapter. Built in 1906 as a country retreat by a successful manufacturer, this fully renovated heritage mansion is an imposing statement of a Federation-Arts and Crafts country manor, set proudly on an expansive 6,020sqm parcel. Fully refurbished in 2021, the Nunnery consists of 10 spacious bedrooms, each with individual bathroom, a split-level tower that could be the perfect library, a large chapel (or your ballroom), vast dining hall, commercial-grade kitchen, stunning and generous formal lounge, panoramic views of the croquet lawn and beyond, all providing restorative grace with a peaceful ambiance. Currently operational as an award-winning boutique retreat centre there also provides significant development potential via a large land parcel or even subdivided (STCA). This exceptional property features:

- Stunning Federation Arts & Craft style home refurbished in 2021 to the highest standard.
- Ornate high ceilings, federation cornices and palatial features.
- Ideal opportunity for bed and breakfast accommodation, live in or invest.
- 10 spacious bedrooms with ensuites and air-conditioning.
- Expansive kitchen with Caesar Stone bench tops, walk in pantry, 8 burner commercial gas stove & oven.
- Large formal lounge room with open fireplace. Stately grandeur overlooking the garden.
- Spacious dining hall, seating up to 20 people with ornate high ceilings throughout.
- Peaceful chapel — or grand formal entertaining space with gorgeous stained glass windows and separate entrance.
- Split level tower with additional bedroom & library leading gracefully to the 'tower room' (the original bell tower).
- Sun-drenched interiors with spectacular panoramic views.
- Courtyard entrance with original fountain delightful garden.
- Tennis court ripe for re-invigoration, or numerous outdoor pursuits (basketball, pickleball).
- Additional 2-room workshop with hot water and gas connection.
- Tool shed with concrete floor, 1.5m high under house storage.
- Short stroll from Leura Mall, Woolworths, Post Office, Train station, and Cafe/Restaurants.
- Leura Public School 2 minute drive; Katoomba hospital 4 minute drive.
- Currently operating as boutique wellness retreat and Day Spa including treatment rooms, the Blue Mountains' only float tank, accommodating up to 35 guests.
- Current DA consent in place to operate the property as a hotel, plus significant development potential on vacant land. Properties of this calibre, presenting such a range pod possibility are rarely offered. Don't miss your opportunity to acquire this Blue Mountains landmark property. Inspection by appointment. An excerpt from the historical notes in the State Heritage Inventory for the property summarise the evolution of the property as: "The core of The Nunnery was built in 1906 as a country retreat by a partner in a Sydney bicycle-making firm, Bennett and Wood. The Bennetts used the house on its 2.4 hectares (6 acres) with attractive vistas, a croquet lawn and a tennis court until 1930, when they sold it to an umbrella-manufacturer called House. Around 1935 House sold the property to the Sisters of the Little Company of Mary, who used it as a retreat, associated with their hospital at Lewisham in Sydney. The house was maintained with the addition of a 'small, but ornate chapel'. In 1979 the order sold the property to John and Robin Pascoe who altered and extended the house, building a swimming pool and opening the Little Company Guesthouse in 1980. After the successful guesthouse was sold to Alan and Margaret Hair in 1985, the Hairs built on the estate a residence for themselves called Bethany in 1987, some cottages in the same year and a two-storied conference centre called Pitcapple in 1990. Bethany is now separately owned."

**DISCLAIMER:** In preparing this information we have used our best endeavours to ensure that all information therein contained is true and accurate. We accept no responsibility and disclaim all liability in respect of any errors, inaccuracies or misstatements contained. All purchasers or interested persons should make their own inquiries to verify the information contained herein. To enquire, please email or call 1300 815 051 and enter code 3398