

**61 Kissing Point Road, Turramurra, NSW 2074**



**Sold House**

Friday, 27 October 2023

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**Bedrooms: 5**

**Bathrooms: 4**

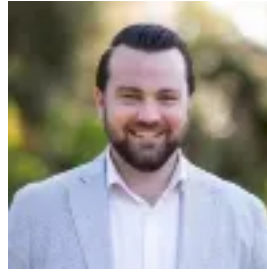
**Parkings: 3**

**Area: 929 m2**

**Type: House**



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## Contact agent

Exclusivity, luxury and privacy await in this stunning brand new home that has been impeccably curated and perfectly designed to be a modern family masterpiece. Northerly to rear on its substantial 929.5 sqm site, it delivers a conscious design with solar passive principles and sustainability and a brief for light, space and high-end style. This design creates bright, airy interiors with high ceilings, engineered oak flooring and designer skylights. A formal lounge and expansive living and dining share the striking two way fireplace, whilst walls of bi-fold doors draw the interiors out to the substantial entertainer's terrace, the pool and sweeping child friendly lawns. The lavish kitchen forms a focal point, superbly appointed and substantial. Downstairs is 2nd terrace with outdoor kitchen and a multi-purpose room with adjoining bathroom that can be a guest wing, retreat or poolside entertaining space. This exquisite sanctuary enjoys bus services at its front door and is within walking distance of Turramurra Public School, Turramurra Station and the village shops.

**Accommodation Features:**

- \* Substantial family home, double brick and brick veneer construction
- \* Engineered oak floors, high ceilings, Velux skylights, double glazed windows throughout
- \* Wainscoting, guest bed with an ensuite
- \* Versatile large home office or 5th bedroom, powder room
- \* Mud room adjoins the internal entrance
- \* Single garage
- \* Intimate lounge room, sprawling living and dining room
- \* Centrepiece two-way fireplace, large walls of bi-folds
- \* Deluxe stone topped kitchen, immense island bench with a breakfast bar, butler's pantry, Smeg appliances
- \* Gas cooktop, two ovens, integrated fridge/freezer
- \* Upper-level reading nook/study, large bedrooms with robes
- \* Master suite with a custom walk-in robe and ensuite
- \* Family bathroom with freestanding bath, all bathrooms with underfloor heating
- \* Ducted air conditioning, generous storage beautiful brass fittings and tapware
- \* Alarm system, intercom with cameras on two levels

**External Features:**

- \* Fenced and gated from the street with an electric driveway gate, ample off-street parking
- \* Superb landscaped gardens with sweeping lawns and mature plants
- \* Substantial covered terrace overlooks the pool, firepit area
- \* External access flexible guest suite with adjoining bathroom, living retreat or poolside entertaining
- \* Generous under house storage areas, irrigation system, rainwater tanks

**Location Benefits:**

- \* The 571 and 572 bus services to Turramurra station, South Turramurra and Macquarie University are at the front gate
- \* 300m to the Hamilton Park Tennis Courts and Hamilton Park
- \* 800m to Turramurra Plaza and IGA
- \* 900m to Turramurra station and village
- \* 1.1km to Turramurra Public School
- \* Easy access to Turramurra High School
- \* Close to Knox, Barker and Pymble Ladies College

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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. 54121381948