

# 69 West Street, Balgowlah, NSW 2093

STONE

## House For Sale

Saturday, 11 May 2024

69 West Street, Balgowlah, NSW 2093

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Mark Skeens  
0401241381



Adam Moore  
0428319096

## Auction

Impeccably preserved and beautifully reimagined, the c1908 'Madretsma' has been transformed into an elegant and stylish family haven in a quiet yet wonderfully central lifestyle address. Laced with exquisite period detailing and stylish contemporary enhancements, it is centred around an extensive open plan living and dining area flowing effortlessly to a vast covered entertainers deck and near-level lawn with a sparkling solar heated pool. Placed on 683sqm approx. of private enclosed landscaped gardens, it is only 400m from shops, gyms and eateries at Stockland and Balgowlah Village. • Gorgeous tuck-pointed exposed brick façade poised upon a sandstone base • Timber-posted verandah makes way to a wide central hall with a sculpted archway • Soaring 3.2m original patterned ceilings, picture rails, timber flooring and central heating • Vast living and dining space flows to the rear deck via three glass French doors • Extensive sunlit deck with covered entertaining area plus an automatic awning • The deck merges with near-level rear lawn and pool with Travertine surround • Stone and gas island kitchen with s/steel benches, dishwasher and walk-in pantry • King-size bedrooms with built-ins, ceiling fans and ornate gas fireplaces • The main bedroom has an ensuite, ultra-modern bathrooms, large family laundry • Carport plus off-street parking, aluminium garden shed, cubby house, gas outlet • Lock-up garage/cabana with bi-fold doors opening to the rear yard, pool and lush gardens • Short stroll to city/wharf buses and village shops, supermarket, cafés and dining • Moments to a selection of schools, Manly Beach, Warringah Mall and the city Council rates: \$773.89 pq approx Water rates: \$171.41 pq approx.