

# 8 Higgs Street, Randwick, NSW 2031

## House For Sale

Friday, 5 April 2024

8 Higgs Street, Randwick, NSW 2031

Bedrooms: 4

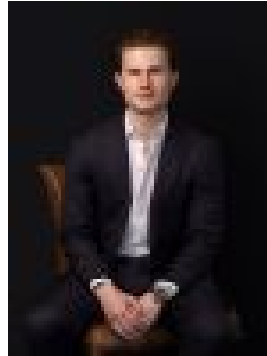
Bathrooms: 2

Parkings: 4

Type: House



James Ball  
0410740349



Edward Quince  
0474276695

## Auction Saturday 11th May

A masterpiece of period style blended with the highest calibre contemporary design, this incredible family residence is a landmark home, moments walk to Coogee Beach. Set on an extraordinary 1105sqm block, the coming-to-market of "St Ives", an immaculate Federation home originally built in 1906, is a milestone occasion. Complete with parking up to 4 cars and an incredible sun-drenched rear pool and indoor/outdoor entertainment zone plus DA-approval for an extended 2nd-level and increased lower-level living area. Set in an elevated position with views across to the Pacific behind the home's gorgeous front hedges lie expansive landscaped gardens with lawns surrounded by huge coastal banksias and mature palms, all bathed in from its NE facing aspect. A part-wraparound front porch introduces the home itself where, a grand central hallway provides a beautiful entrée to a home with interiors designed by Denai Kulcsar who balances sheer artistry with contemporary functionality to create unique luxury spaces. One side presents a magnificent formal front living area with fireplace and bay window looking out on the lush front garden with an informal lounge adjoining to create an expansive zone for relaxation. Soaring 3.4m decorative ceilings and hardwood floors frame all the living-area interiors. The opposite side presenting the master bedroom, a haven with b/in robes and a large bay window with ocean views of Wedding Cake Island. A radiant 2nd bedroom is an expansive space with b/ins and garden outlook, whilst a 3rd bedroom is peaceful with b/ins and desk space, with adjacent marble-tiled bathroom. At the rear of the home lies the showpiece kitchen and pavilion-style family/entertainment/dining zones, bathed in sun and opening seamlessly to the pool with cabana and dining terrace. Framed by landscaped gardens and featuring a magnificent sandstone wall, this is an incredible outdoor space. The kitchen meanwhile is lavish with 11ve gas cooking and quartzite benchtops, including a wide central island with breakfast bar and custom joinery throughout. A further main bathroom is in a discreet position while stairs lead up to a 2nd-level 4th bedroom, with access to a huge roof storage area. Tiered rear gardens that present a delightful space for a kids' play area, a stunning laundry/mud room with terrazzo tiles, massive basement storage and side off-street parking for up to 4 cars. This astonishing home is something very special. Just minutes to Coogee Beach, shopping, cafes, all amenities, this is a residence to fall in love with. - Iconic family residence named "St Ives" on vast 1105sqm block- Fantastic elevated setting, landscaped gardens, rolling lawns- Expansive traditional double living areas w/ fireplaces & bay window- Exquisite master bedroom, built-in robes & large bay window- Extraordinary district vista across the park to the ocean & Wedding Cake Island- Generous and picturesque 2nd & 3rd bedroom with built-ins & desk space- 2nd-level 4th bedroom, teenage retreat w/ stunning garden outlook- Sun-drenched pool + lavish indoor/outdoor entertainment zones- Showpiece kitchen, 11ve gas cooking and quartzite benchtops- Separate pool cabana, lavish dining terrace, great for entertaining- Tiered rear gardens and kids' play area featuring cubby house- Terrazzo tile main bathroom w/ full bath, 2nd bathroom w/ marble finishes- DA-approval for extended 2nd-level & lower-level living areas- Agent Interest- Conjunction Agent - Bethwyn Richards - 0410 322 333 - The Agency