

81 Hillside Crescent, Hamilton, Qld 4007



House For Sale

Friday, 26 April 2024

81 Hillside Crescent, Hamilton, Qld 4007

Bedrooms: 4

Bathrooms: 4

Parkings: 2

Area: 1511 m2

Type: House



Matt Lancashire
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Expressions of Interest

Carved into the prestigious landscape of Hamilton Hill, this sprawling estate boasts a commanding north-east position atop 1,511sqm of exclusive riverside grounds. There is also a unique opportunity to secure the adjoining vacant land allotment, 12 Arran Avenue, which would add a further 638sqm to this already expansive Estate, totalling 2,149sqm for both combined. Set behind secure gates and hidden from view, the property spans a single expansive level balancing privacy, elevation and a grand design opening to spellbinding vistas across the Brisbane River, Bulimba and heavenly hillside. Infused with splendid elegance and lifestyle luxury, the house, built by Robert De Marco, is awash with natural light, marble finishes, ornate archways, columns and 3.6-metre ceilings. An antique chandelier and rows of French doors adorn the exquisite living, dining and sitting areas, framing the postcard views and creating an entertaining retreat indoors. A Gaggenau kitchen and wine cellar adjoin this open-plan retreat, and large-scale parties can be held outdoors in the sensational courtyard, resting by the swimming pool and terraced gardens. Four bedrooms all boast ensuites, and the house features an office, double garage and off-street parking. Ready for your immediate enjoyment or transformation, this property presents an opportunity to build up the existing house to further enhance the elevation and riverside outlooks or build a brand new home on this premier parcel (STCA). A hidden sanctuary on Hamilton's hillside featuring the waterfront, transport, lifestyle precincts and premier schools on your doorstep, this residence offers but is not limited to:

- 1,511sqm with 26.6m frontage on prized Hamilton Hill
- Sweeping views over the Hillside, Brisbane River and Bulimba
- Opportunity to build up or demolish and rebuild on this post war parcel (STCA)
- Option to buy vacant adjoining land 12 Arran Ave (638sqm)
- Add 638sqm to this already expansive Estate, totalling 2,149sqm.
- 4 bedrooms, 4 bathrooms (all ensuites), 2-car garage
- Primary suite revealing a private office and skylight ensuite
- Expansive living, dining and sitting areas taking in the views
- Entertainer's kitchen with Gaggenau appliances and a cellar
- Private alfresco courtyard, swimming pool, terraced gardens
- Ducted A/C, electric blinds, CCTV, alarm system, secure gate
- Walk to the riverwalk, Portside Wharf and the new Green Bridge
- In the Ascot SS catchment, close to private schools and CBD

Expressions of Interest, Closing Friday 24th May at 5:00pm, if not SOLD prior. To obtain further information, please contact Matt Lancashire on 0416 476 480. This property is being sold by auction or without a price and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes.