

# 8B Grandview Grove, Seaforth, NSW 2092

CLARKE  
& HUMEL

## Sold House

Saturday, 28 October 2023

8B Grandview Grove, Seaforth, NSW 2092

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Jordan Galpin  
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Michael Clarke  
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## Contact agent

Conceived to provide executive entertainers', modern families, or discerning downsizers the ultimate low-maintenance luxury haven, this exclusive whole floor lower duplex is set to a simply breathtaking backdrop that takes in the harbour and city skyline. Spread across an entire floor with optional level street access via an inclinator, it features two separate living spaces plus a dining room, stylish modern finishes, and extensive terraces that continue from the harbourside right around to the north at the rear. Placed on the high side of the street within an elite full brick building of only two, its peaceful leafy setting is a five minute stroll from Seaforth Village.\* Views over Middle Harbour to the city and North Shore skylines\* Generous living and dining rooms showcase mesmerising views \* Glass sliders open to a covered harbour/city view terrace\* The terrace wraps to a wide open east courtyard and garden\* Spacious family room opens seamlessly to a covered north terrace\* The private leafy terrace has a Jacuzzi and joins the courtyard\* Gourmet open plan granite and gas kitchen with dishwasher\* Spacious air conditioned bedrooms with built-in wardrobes\* Sizable main has an ensuite and stylish contemporary bathrooms\* Full brick construction, internal laundry plus a garden shed \* Solid secret nailed ironbark floors, air con, ceiling fans and gas outlets\* Enormous additional lower terrace with harbour and city views\* Easy-care courtyard garden, landscaped common gardens\* 436sqm on title with incredible outdoor space \* Access via one flight of stairs or covered inclinator access\* Stroll to village eateries and buses to Manly and the city\* Walk to the Manly Scenic Walkway and The Spit's marinas\* Automatic double lock-up garage with loft storage area Council: \$2,169 PA approx Water: \$692 PA approx Strata: \$5,452 PA approx