

9 Grosvenor Street, Wahroonga, NSW 2076



House For Sale

Friday, 31 May 2024

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Bedrooms: 5

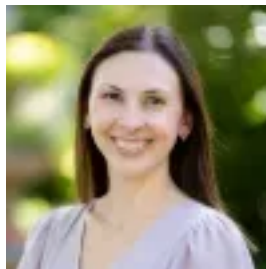
Bathrooms: 3

Parkings: 2

Type: House



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## Auction Saturday 22 June, 4pm

In blue-ribbon Wahroonga, this classically beautiful home promises immediate family success on a secure, fenced and gated 930sqm. Elegance personified, the home delivers a substantial single level floorplan with generously scaled rooms and open plan design at its heart. The appeal of hardwood timber floors, high ceilings and a fireplace complements spacious formal living and dining rooms and large casual spaces. The kitchen is a central standout finished in stone with an expansive island bench. Families will enjoy the luxury of four grand bedrooms all with an ensuite, a sun-soaked north facing master and a large flexible home office or 5th bedroom. A staircase leads into the voluminous attic space which offers potential to extend in the future (STCA). This premium slice of real estate enjoys the convenience of being steps to bus services, childcare, Wahroonga Public School, shops, the station and elite private schools.

**Accommodation:**  
Substantial single level floorplan with high ceilings\* Hardwood timber floors, spacious office/5th bedroom\* Generous and open plan formal lounge and dining\* Spacious family room, Jetmaster fireplace, meals area\* Luxury stone induction kitchen with an island bench, integrated Liebherr fridge/freezer and quality appliances\* Sun washed large master retreat with a walk-in robe and lavish marble adorned spa ensuite\* 2nd bedroom with an ensuite, 3rd and 4th bedroom share a Jack and Jill ensuite\* Walk-in and built-in robes, ducted a/c, TV/sitting room\* Powder room, internal access double garage with storage \* Solid staircase leads into the substantial attic space\* Predominately full double brick

**External Features:**  
Premier corner 930sqm block with dual street frontage\* North exposure creates bright interiors\* Sandstone front wall, large covered front porch\* Paved surrounds and easy care gardens

**Location Benefits:**  
50m to the 575, 576 and 591 bus services to North Wahroonga, Wahroonga Station and village, Hornsby including Westfield and St Ives\* 900m to Wahroonga Public School\* 1km to Wahroonga Station and village\* 1.4km to Only About Children Wahroonga Eastern Road\* 1.1km to Knox Preparatory School\* 1.6km to Abbotsleigh \* 1.8km to Hampden Avenue shops and cafes\* 1.8km to Knox Grammar\* 1.8km to Eastern Road shops and cafes

**Auction:** Saturday 22 June, 4pm In Rooms - 2 Turramurra Avenue, Turramurra  
**Contact:** David Walker 0414 184 911 Belinda Edwards 0451 672 977  
**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.