

**9B Arcadia Avenue, Woollooware, NSW 2230**

highland

**Sold Duplex/Semi-detached**

Friday, 29 September 2023

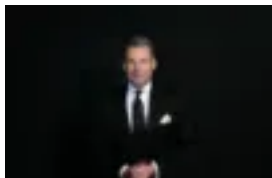
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**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Type: Duplex/Semi-detached**



John Schwarzer  
0295234333



Paul Dau  
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**\$2,200,000**

Perfectly positioned with direct gated access to Woolooware Golf Course, this premiere home boasts luxurious finishes, a seamless flow-through layout and a wonderfully secluded backyard, perfect for entertaining. This property is nestled in a highly desirable area of Woolooware, offering convenient proximity to local shops, schools and transportation options. High Points- Streamlined dual-level layout unveils a collection of casual living and dining zones- West-facing level yard boasts a covered alfresco, plunge pool and great views over the fairway, there is also a DA approval for a balcony extension overlooking the golf course - Chic island kitchen equipped with stainless steel gas appliances and a walk-in pantry- Generously sized bedrooms, downstairs offers a fourth bedroom or home office- The master bedroom features a private balcony, walk-in robe and an ensuite - Separate rumpus area upstairs, modern bathrooms, ducted air-conditioning throughout- Single auto garage with internal access, additional off-street parking, internal laundry- Positioned on a peaceful tree-lined street close to recreation and everyday amenities For all your home loan needs please give the team at Highland Financial Services a call on 02 9523 2699 or visit [www.highlandfinancialservices.com.au](http://www.highlandfinancialservices.com.au)