

**171 Warriewood Road, Warriewood, NSW 2102**



**House For Sale**

Thursday, 4 July 2024

171 Warriewood Road, Warriewood, NSW 2102

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 527 m2**

**Type: House**



Marco Cimino

0424333523

## For Sale Guide \$2,395,000

This large family home has been perfectly maintained and presents immaculately. On offer for the first time since built and easily suited to large families who won't need to compromise on space or comfort, whilst being conveniently located to all the beaches lifestyle has to offer. Enjoy multiple living zones and sunny near level lawn with room for a pool, a perfect opportunity for the growing family with local schools, beaches and shops less than five minutes away and walking distance to public transport.\* Opening into a wide foyer, this home offers a clever and functional floorplan focused on zoned family spaces, wide hallways and high ceilings\* Multiple living and family rooms on entry level; formal living and dining room with another open plan living and dining conjoined, opening to undercover outdoor deck. Entertaining will be a breeze with seamless connection between indoor and outdoor living\* Wrap around sun drenched backyard, secure and enclosed for kids and pets and room for a pool (STCA) \* Impeccable gas kitchen with granite bench tops, ample cupboard space and full view of yard\* Huge rumpus/living room upstairs, loads of natural light and great for kids or teen retreat\* Four large bedrooms upstairs, all with built in robes. Master bedroom with large walk in robe and ensuite\* Pristine family bathroom on second level with powder room situated on entry level to service guests\* Great sized study on entry level, can also be enclosed to serve as 5th bedroom\* Double lock up garage with storage space and plenty of additional parking on driveway\* Additional Features; 6.0 Kw Solar panels, ducted air conditioning, ceiling fans\* Close proximity to public transport, Pittwater RSL, Warriewood Square Shopping Centre, Mona Vale Village Shops and Businesses, Mona Vale Public School, Sacred Heart Catholic Primary School, Mater Maria Catholic College, cafes and eateries and minutes to Mona Vale and Warriewood Beach and Mona Golf Course\*Disclaimer: All information contained herewith, including but not limited to the general property description, price and the address, is provided to LJ Hooker Mona Vale by third parties. We have obtained this information from sources we believe to be reliable; however, we cannot guarantee its accuracy. The information contained herewith should not be relied upon and you should make your own enquiries and seek advice in respect of this property or any property on this website.