

30 Lewis Street, Balgowlah Heights, NSW, 2093



House For Sale

Friday, 30 August 2024

30 Lewis Street, Balgowlah Heights, NSW, 2093

Bedrooms: 4

Bathrooms: 2

Parkings: 1

Type: House



Kingsley Looker
0299773300



Henry Major

Quintessential family living

Presenting the perfect mix of streamlined functionality and modern versatility, this beautifully transformed dual-level character home features three separate living spaces, seamless flow to two entertainers' decks plus wondrous leafy district views extending to St Patrick's Seminary and the ocean. Placed on private near-level lawn areas screened by landscaped gardens at the front and the rear, its exclusive family-friendly setting is footsteps from the primary school and city buses and a short stroll to the village, Tania Park and Clontarf Beach.

- * Step off the street to a private near-level lawn, lush gardens and a pebbled Zen courtyard with a tranquil bubbling water feature
- * Central entrance hall with powder room, generous living room opens via glass French doors to the front deck and garden
- * Generous family and meals areas plus the adjoining kitchen open seamlessly via stacked glass sliders to the rear deck
- * Gourmet open plan granite kitchen with a curved breakfast/cocktail bar, gas cooktop and dishwasher
- * Private rear deck with leafy views and an automatic retractable awning overlooks and steps down to the private rear lawn
- * Upstairs family room takes in extensive leafy views that stretch to St Patrick's Seminary and a wide sweep of the ocean
- * Spacious bedrooms, three have built-ins, the main includes an ensuite with a glass shower and standalone bath
- * Ultra-chic bathrooms with Travertine feature walls and heated towel rails, high ceilings and limewash timber flooring
- * Sash windows, ceiling fans in living rooms and bedrooms, gas outlets, external CCTV cameras
- * Revamped plumbing and electrical systems, a rainwater tank services the gardens, garden lighting on timers
- * Enormous covered rear courtyard merges with a vast undercroft area that's ideal for a gym and storage
- * Short stroll to the tennis courts or dinner at the bowling club, moments from Stockland Village and Manly's attractions
- * Car space, basement workshop/garden storeroom adjoins a second storeroom or wine cellar

Council: \$3,086pa approx

Water: \$714pa approx