

4/18 Carlotta Road, Double Bay, NSW, 2028



House For Sale

Wednesday, 31 July 2024

4/18 Carlotta Road, Double Bay, NSW, 2028

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Type: House



OLIVER LAVERS

0411294232

Architectural Torrens Title Home, Level Lift Access, Grand Proportions, Over 300sqm (approx.) Internal

Grand proportions, state-of-the-art finishes and sun soaked alfresco entertaining unite in this incredible Torrens title residence to deliver the ultimate in family luxury in a blue-ribbon Double Bay address.

Brilliantly designed with private lift access over three impressive levels, it reveals striking designer interiors enhanced by beautiful French Oak flooring and an abundance of natural light.

Elegant formal lounge and dining rooms are warmed in winter by a premium gas fireplace, while a gourmet chef's kitchen features premium Miele gas appliances plus a full butler's pantry and a vast breakfast bar.

Light filled casual living offers plenty of space to relax and entertain while enjoying a seamless transition to a north facing sun bathed tiered-level courtyard amid manicured landscaped grounds.

Family excellence continues with the four oversized upper-level bedrooms, all of which are appointed with custom floor-to-ceiling built-in wardrobes and brand-new quality wool carpet. The master features a deluxe marble ensuite and enjoys access to a sun washed Travertine terrace with sweeping elevated leafy and district views.

Highlights include a lower-level professional home theatre/family rumpus, while additional features include a custom study plus two deluxe marble bathrooms and a guest powder room with underfloor heating, C-bus, ducted air conditioning, video security intercom and extensive storage throughout.

Complete with internal access to a double remote garage and two additional off-street parking, this exceptional home is positioned within walking distance of Kiaora Lane's village shops, cafés and Woolworths, while handy to Redleaf Beach, buses, ferries and prestigious schools.

- 4 bed, 2.5 bath, 2 car
- Vast family-sized layout with 501sqm altogether on-title
- Impressive proportions w/ elegant formal lounge and dining
- Gourmet stone island kitchen with b/bar & butlers' pantry
- Premium integrated Miele appliances, Miele gas cooktop
- Casual living/dining flows to n/facing entertainers' backyard
- Sun soaked Travertine courtyards, manicured hedged gardens
- Large upper-level bedrooms appointed with built-in wardrobes
- Master w/ ensuite & balcony w/ sweeping leafy/district views
- Professional home cinema/rumpus, internal access to DLUG
- Deluxe marble bathrooms & powder room w/ underfloor heating
- Ducted air conditioning, premium gas fireplace, vast storage
- French oak floorboards, new quality wool carpeted bedrooms
- Commercial-grade lift access to all three levels of the home
- Study, C-bus, video security intercom, storage room/cellar
- 12kw solar array, Tesla EV charger
- Walk to Kiaora Lane's cosmopolitan shops, cafés, Woolworths
- Close to city buses, ferries, Redleaf Beach, elite schools