

**9 Levick St, Cremorne, NSW, 2090**



**House For Sale**

Thursday, 22 August 2024

9 Levick St, Cremorne, NSW, 2090

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 2**

**Type: House**

## **Majestic Family Home - So Quiet, So Convenient!**

A remarkable and substantial two storey residence, tastefully renovated to create ambient free-flowing living spaces both inside and out.

Set in a desirable quiet pocket of the Lower North Shore with a layout to be envied, this home retains its original sandstone foundations and brick cladding. The main living expanse spills out to a picturesque terrace on each side. The entertainer's kitchen and living room look out to a stunning and manicured leafy backyard and across to the private mosaic tiled pool, which offers stunning sunset spectacles every evening. Four double bedrooms are grouped together on the upper level, and a versatile 5th bedroom or media room is located downstairs.

Set high upon a peaceful street within convenient Cremorne, enjoy easy access into the city centre avoiding all but one traffic light and the congestion of Military Road. A short walk to city bus stops, this quality home is close to a selection of top schools, harbourside parks, shops, cafes and restaurants.

- Solid sandstone foundations housing a double garage, storage and utility
- North-East aspect with wide-spread views
- Light-filled living space connecting to the front terrace
- Dining area opening to backyard with entertaining terraces and tiered gardens
- Caesarstone kitchen with Bosch appliances
- Media room with bespoke cabinetry versatile as a 5th bedroom or home office
- Spacious bedrooms, master with terrace, designer walk-in wardrobe and ensuite
- Three luxury bathrooms all with frameless glass showers, main with bathtub
- Customised laundry room with stone benchtops, storage, sink and drying rack
- North facing pool surrounded by timber sundecks and glass balustrading
- Private lawn plus low-maintenance terraces and ground coverings
- Security gates, video intercom (and app enabled), ducted air-conditioning, shutters and bi-fold doors
- Central to Cremorne Town Central, Neutral Bay Junction and Mosman
- Rapid access to the City Centre, Eastern Suburbs and Airport
- Only one set of traffic lights to the CBD

For more information or to arrange an inspection, please contact Bernard Ryan (0408 408 509) or Benoit Guittonneau (0416 514 010).

\* All information contained herein is gathered from sources we consider to be reliable, however we cannot guarantee or give any warranty to the information provided.

Looking for a home loan? Contact Loan Market's Matt Clayton, our preferred broker. He doesn't work for the banks, he works for you.

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