

93A Boswell Terrace, Manly, QLD, 4179



House For Sale

Saturday, 10 August 2024

93A Boswell Terrace, Manly, QLD, 4179

Bedrooms: 3

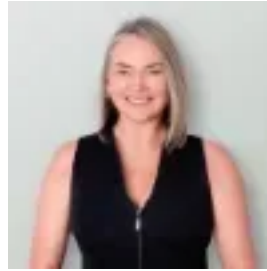
Bathrooms: 2

Parkings: 4

Type: House



David Lazarus
0414723531



Renee Brace
0414620063

Bayside living at its best

Boasting a prime position in the highly desired Boswell Terrace, Manly, this contemporary home boasts stylish street appeal and offers a perfect blend of indoor and outdoor living.

Thoughtfully designed this home features two immaculately appointed levels designed to provide an offering an exceptional lifestyle tailored to the most discerning buyers.

The upper level serves as the heart of the home, with an open-plan living area that basks in natural light, courtesy of its desirable north-easterly orientation. Here, residents can savour glimpses of the bay and gentle bay breezes, creating an idyllic setting for both entertainment and relaxation.

Upper-level features include:

- Two generous sized bedrooms with built in wardrobes including the master suite with walk-in wardrobe and through access to the main bathroom
- Open plan living space that incorporates the living and dining area that opens out seamlessly to the upper deck creating an ideal blend of indoor/outdoor living, perfect for the Queensland climate
- Stylish gourmet kitchen featuring high end appliances including Bosch Pyrolytic oven, Bosch convection microwave and Bosch induction cooktop, the most efficient appliances for the aspiring cook. The well-equipped kitchen also features stone benchtops, central island bench, bespoke cabinetry providing an abundance of storage solutions, soft close drawers and Bosch dishwasher

Lower-level features include:

- Stylish third bedroom with built in wardrobes, ideal for older kids or guest accommodation
- Second bathroom and functional laundry
- Spacious rumpus room or lounge room, ideal for casual movie nights, game sessions, or as a dedicated rumpus room where everyone can unwind and enjoy. The flexible layout allows for easy customization to suit your family's needs, making it a practical and enjoyable addition to the home
- The outdoor area features an inviting heated spa bath, a personal sanctuary to relax and unwind with plantation shutters offering seclusion and privacy (TV included)

Property features include:

405m2 block

- Double garage with storage and off-street parking
- Ceiling fans and air-conditioning
- Solar system (8kw & 24 panels) and energy efficient LED lighting
- Security screens and doors and security system
- Low maintenance tiling downstairs and durable vinyl flooring upstairs, carpeted bedrooms
- Ample storage solutions and cupboards throughout
- Salt chlorinated spa bath
- Low maintenance garden with garden shed
- Situated within Manly State School catchment and easy access to some of Brisbane's finest schools and Colleges, including Moreton Bay Colleges' and Iona College
- Close proximity to public transport for the daily commuter, with direct lines to Brisbane CBD, easy drive to Gateway motorway for access to the North and South Coasts, and 15 minutes to Brisbane Airport

The ideal Bayside location with Manly Harbour Village on your doorstep, showcasing an array of restaurants, cafes, boutiques, wine bars, 10km of bike/walking paths along the Esplanade, weekend markets, community events, and the Royal Queensland Yacht Club offering the best of Bayside living.

DISCLAIMER: In preparing this information, we have used our best endeavours to ensure that the information contained

therein is true and accurate but accept no responsibility and disclaim all liability in respect of any errors, inaccuracies or misstatements contained herein. Prospective purchasers should make their own council and financial inquiries to verify any information contained herein.

This property is being sold without a price therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes.