

99 Military Road, Dover Heights, NSW, 2030



House For Sale

Friday, 9 August 2024

99 Military Road, Dover Heights, NSW, 2030

Bedrooms: 5

Bathrooms: 5

Parkings: 5

Type: House



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Brand-New Architectural Masterpiece, Cocooned in Luxury, Globally Informed Aesthetic

Cocooned in luxury with a globally informed design aesthetic and sweeping city and Harbour Bridge views, this brand-new architectural masterpiece offers grand scale living and entertaining at its finest with flawless craftsmanship and style setting a new benchmark for the area. Essentially a liveable work of art, every element of the home has been meticulously sourced where voluminous living spaces are complemented by high-end custom finishes of imported marble, curved glass, natural timber and the latest Italian lighting innovations. A cohesive neutral palette is inspired by nature with a textural quality and design philosophy that beauty lies in simplicity, with a considered approach that is not only incredibly stylish but fosters a soothing sense of harmony and wellbeing. Expertly crafted to maximise space and natural light, it reveals vast open plan living and dining areas offering a refined space to relax and entertain. Chef's will delight in the state-of-the-art marble kitchen with a butler's pantry and a suite of Wolf appliances, while an effortless transition is made to the outdoors where there is a Beefeater integrated BBQ/outdoor kitchen and a sun drenched swimming pool with a day bed as the centrepiece. Conceived as the ultimate family layout, the residence features a separate living/media room warmed in winter by a gas fireplace and a glass/steel framed custom study. Accommodation comprises five bedrooms altogether, four of which are on the upper-level and all are appointed with custom built-in wardrobes. All five bedrooms are designed as calming, light filled retreats, three of which feature exquisite ensuites including the master with a boutique-style dressing room. The deluxe master and second bedroom enjoy access to a north facing sun drenched balcony with spectacular city skyline and Harbour Bridge views. Further highlights include Chevron timber and plush carpet flooring, zoned ducted air conditioning, video security intercom and a back-to-base alarm system. The residence is complete with internal access to a triple remote garage, extensive internal storage and two additional off-street parking. Destined to surprise and impress at every turn, this state-of-the-art residence presents a masterful achievement in design, craftsmanship and artistry in one of Sydney's most prestigious addresses. It is positioned within minutes of Bondi Beach, elite schools, oceanfront parklands and Rose Bay village.

- 5 bedrooms, 5 bathrooms, 5 parking
- Grand scale living & entertaining, soothing colour palette
- Exquisite design w/ vast open plan living and dining areas
- Striking entrance foyer & second living with gas fireplace
- Perfect northerly aspect and bathed in all day sunshine
- Incredible arched window frames the idyllic pool/outdoors
- Seamless transitions to sun bathed resort-style backyard
- Covered alfresco entertaining, Int. Beefeater BBQ & kitchen
- Low maintenance level lawn amid lush landscaped gardens
- Sparkling glass fenced swimming pool w/ custom day bed
- State-of-the-art kitchen with Wolf six-burner gas cooktop
- Integrated Wolf double oven and Miele fridge & freezer
- Turner and Hastings double sink, custom leather tapware
- Full butler's pantry, marble island b/bar & ample storage
- Well-proportioned bedrooms appointed with built-in robes
- Front bedrooms open to sunlit balcony with city/bridge views
- Deluxe master w/ boutique dressing room & chic full ensuite
- Two additional bedrooms w/ beautifully appointed ensuites
- Stunning steel and glass encased study, marble wet bar
- Designer bathrooms feature Lord white marble basins
- Custom Italian Pearl inspired light fittings, 2 x fireplaces
- Handmade joinery, Italian finishes throughout the home
- Chevron natural timber grey veined floors, plush carpet
- Diamond facets to ground from light wells, vast storage
- Carrara marble and Lord white marble throughout home
- CCTV security system, video intercom, back-to-base alarm
- Internal access to triple remote garage, 2 x off-street pkg

- Minutes to Bondi Beach, elite schools, Rose Bay village

Co-Agent: TRG

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