

# Proposed Lot 1/137-1 Boundary Road, Cranebrook, NSW 2749



## Acreage For Sale

Wednesday, 25 October 2023

Proposed Lot 1/137-1 Boundary Road, Cranebrook, NSW 2749

Bedrooms: 6

Bathrooms: 3

Parkings: 2

Area: 6232 m2

Type: Acreage



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## For Sale

Perched atop a commanding 6241-square-metre block within the coveted North Cranebrook estates, this expansive property promises an exceptional living experience with boundless potential to transform into a bespoke acreage retreat. This two-story homestead occupies the prime lot within a proposed boutique four-lot subdivision, showcasing a spacious and adaptable floor plan. Six generously sized bedrooms, each afforded with built-in robes, invite abundant family accommodations, while multiple living spaces provide ample room for both entertainment and leisure pursuits. Venturing downstairs, a versatile rumpus room offers the perfect canvas for crafting a media room or a teenager's sanctuary. Meanwhile, the original residence also boasts an array of noteworthy inclusions, including a rear sunroom, storerooms, a spacious original kitchen, three bathrooms, and a double garage, all contributing to the home's abundant appeal. Stepping outside, the captivating vistas that stretch south and west toward the majestic Blue Mountains, reveal a landscape adorned with dapple greenery, inviting tranquillity and boundless space for outdoor expansion. Within a mere 5-minute drive, discover convenient amenities such as Cranebrook Marketplace, the Sydney International Regatta Centre, and Penrith CBD. Families will also relish the presence of excellent schools and Nepean Hospital close by, making this property the epitome of a well-rounded and highly desirable living opportunity.

Features:

- Commanding 6241-square-metre block in North Cranebrook estates
- Original and prime lot within a proposed four-lot subdivision
- Retains access from Boundary Road, with lot 2 right-of-way
- Original homestead ripe for transformation into a bespoke acreage retreat
- Spacious and adaptable two-story brick and tile homestead
- Six generously-sized bedrooms with built-in robes, main with ensuite
- Ample living spaces, including a formal lounge and downstairs rumpus room
- Sunroom, storerooms, three bathrooms in total, and double garage
- Captivating vistas toward the majestic Blue Mountains
- Convenient access to shops, hospitals, and Penrith CBD, all within 5-minutes

Contact your friendly Cutcliffe agent today to organise a visit.