



4/17-19 Newhaven Place St Ives, NSW

3 bed | 2 bath | 2 car

SOLD BY JILL SMITH AND DONNA FERRIS

UNIQUE GARDEN APARTMENT

Relishing in a prized ground-floor position within the prestigious 'Sorrento' complex, this exquisite garden apartment highlights the best in contemporary apartment living. Merging house-like proportions with exceptional quality, utmost privacy, and resort-style facilities, from its premier cul de sac location walking distance to city transport, schools, and the area's village precinct.

Wrapped by a northern alfresco terrace and landscaped courtyard gardens, its impressive 179sqm of living includes a spacious media room / study or 3rd bedroom. Bathed in natural light and finished to a level rarely seen, this is a remarkable lifestyle or investment opportunity perfect for discerning downsizers, young families and executives combined.

- Luxury 'Sorrento' living set within a prestigious security complex with heated pool and Gym
- Convenient ground-floor position offering complete privacy and easy level access
- Expansive open plan living and dining with 3.1metre high ceilings, in/out flow through wide fold-back doors, offering outstanding quality and privacy framed by the stunning private garden courtyard and leafy vista
- House-sized gourmet kitchen equipped with a full suite of appliances. Stone benchtop, breakfast bar, gas cooking, underfloor heating and an excess of cupboard space is prevalent though-out
- Both bedrooms are placed on either side of the living areas for additional privacy.
- Separate 2nd bedroom with BIR overlooks the inviting gardens
- Oversized media room/ study or 3rd bedroom with BIR

? Designer floor-to-ceiling tiled main bathroom, internal laundry with ample storage plus large storage room, ducted zone reverse cycle air conditioning and video security entry in

Jill Smith

m: 0425 335 000

t: 02 9061 3199

e: jills@themarshallgroup.com.au

Donna Ferris

m: 0419 184 578

t: 02 9061 3199

e:

donnafe@themarshallgroup.com.a

u