



**Sold By Nina Sokolou**



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## 72 Minkara Road, Bayview

**Sold**

First time offered in more than 23 years, this unique European influenced residence welcome you with uninterrupted panoramic water views; meander across the Pacific Ocean to sparkling Pittwater of nearby suburbs up to Palm Beach, Scotland Island, Ku-ring-gai Chase National Park and beyond. This double brick family home presents an unsurpassed position of desirable North East aspect, situated on an enormous parcel of sprawling and mostly near levelled 4,418 sqm of land with manicured grounds; total floor area of approximately 520 square metres including decking & terrace complimented by a double sized street frontage of 57.47 metres wide, a rare find!

This architectural designed family home conveys both functional and comfort to take full advantage of its environment, aspect, outlook and natural surroundings. The property was purposely design to showcase features using of a variety of textures including exposed quality brick & timber works throughout to emphasis the characteristic of the home.

Welcomed by a private electric gate and level entrance, you will be swept away by the breathtaking outlook across the Ocean, Pittwater and beyond; offering divine ambiance, tranquility, privacy and magnificent sense of open air space. The residence enjoys comfortable coastal living; comprises of versatile accommodation, separate allocated living spaces, expansive formal lounge room accompanied by an open fire place; featuring soaring ceiling with an effortless transition to sun-soaked full length entertaining timber deck with a water

**Property ID:** L27049551

**Property Type:** House

**Carports:** 2

**Open Parking:** 4

**Land Area:** 4418.0 sqm

**Nina Sokolou**

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feature planter box. The sizeable floor plan offers a seamless connection to selection of alfresco spaces on both levels to choose from. This eco-friendly property comes equipped with solar panels, making it both energy-efficient and environmentally friendly.

Accommodation comprises of five comfortable size bedrooms with uninterrupted water views or pleasant outlooks; 3 bathrooms and powder room plus a study. The home boasts a character filled functional kitchen with European appliances, water views and a butler's pantry to cater for all your entertainment needs. Separate living areas, including a rumpus room on the lower ground level extending out on to a paved courtyard and access to outdoor swimming pool with wrapped around timber decking surrounded by nature and stunning water views. In addition, the home is equipped with split system air-conditioning units throughout for added comfort. Outdoor open pavilion on the eastern side is ideal for private entertaining, carport for two and secure off-street parking for up to four or more vehicles.

Whether to be woken up by the morning sunrise or to unwind with the dramatic skyline from the evening sunset all simply for you to indulge! This immaculate residence is situated on one of the most exclusive streets in Bayview yet accessible to renowned restaurants, supermarkets, speciality shops, schools, amenities, city transport, prestigious yacht clubs, marinas, choices of nearby quality golf courses and ocean beaches. Arguably one of the most prestigious piece of real estate currently on the market in Sydney. Coastal living at its best!

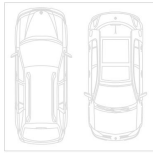
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All measurements are approximate. The information provided has been obtained from sources we believe to be reliable. However, we cannot guarantee its accuracy and interested parties should rely on their own enquiries.

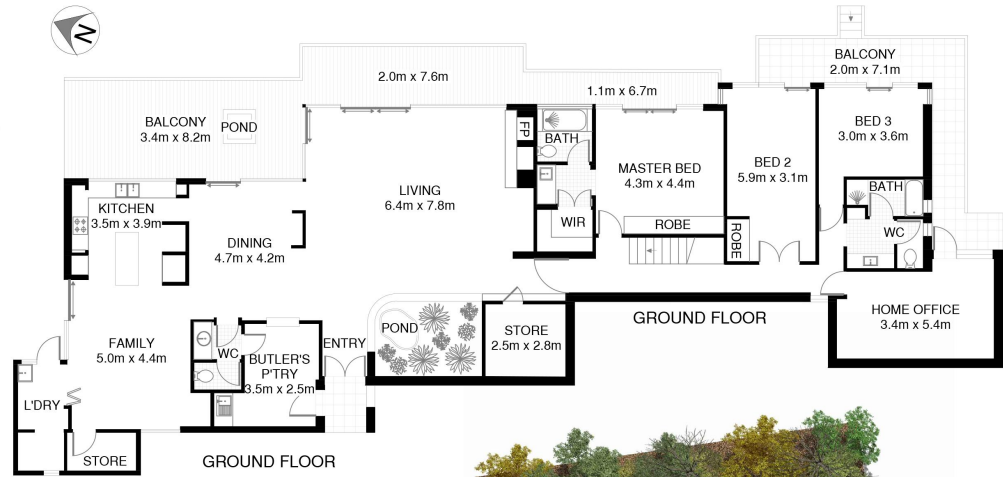
# 72 Minkara Road Bayview

INTERNAL AREA 363m<sup>2</sup> APPROX.  
EXTERNAL AREA 158m<sup>2</sup> APPROX.  
TOTAL AREA 520m<sup>2</sup> APPROX.

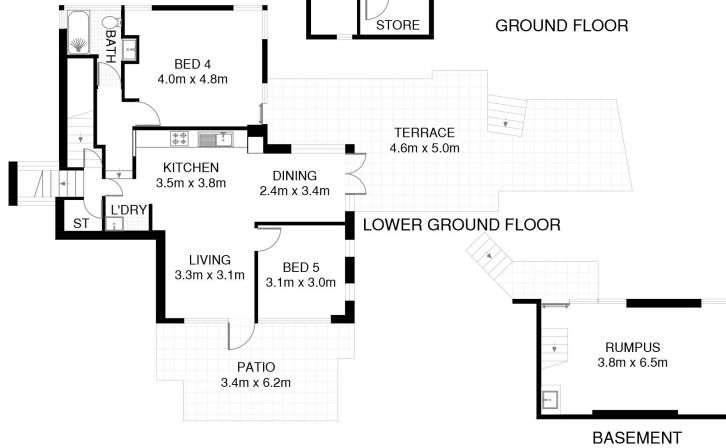
CARPORT  
5.1m x 5.2m



AT FRONT



GROUND FLOOR



LOWER GROUND FLOOR

BASEMENT

0 1 2 3 4 5  
SCALE (METRES)



SITE PLAN

The site plan and floor plan are not to scale; measurements are indicative and in meters. Bushes and trees are placed for illustration purposes. Plans should not be relied on. Interested parties should make and rely on their own enquiry. All other information provided has been collected from reliable sources but cannot be guaranteed for accuracy.