



SOLD at Auction By Nina Sokolou



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75 Palmgrove Road, Avalon Beach

Auctioned for \$2,900,000 (Mar 29, 2025)

This immaculate Avalon Beach residence is a true sanctuary, offering the perfect blend of luxury, comfort and expansive outdoor living all set on a generous 1,366 sqm block of land. Nestled in a peaceful and private location, the home enjoys a sunny aspect and is within close proximity to the renowned Avalon village, making it an ideal family home.

The four-bedroom property has been fully renovated, showcasing innovative design and seamless integration with its surrounding environment. Expansive floor-to-ceiling glass doors allow you to enjoy lush green views, while the open-plan layout and fabulous alfresco terraces on both levels make it perfect for easy entertaining. Impeccably presented, the home boasts quality finishes and meticulous attention to detail,

Key features of the home include:

- Spacious open-plan living with striking high ceilings, classic panel linings and floor-to-ceiling sliding doors connecting the indoor and outdoor living spaces. Wrap around overhead windows bring in ample natural light, creating a bright and airy atmosphere that exudes style and elegance. A cozy open fireplace offers warmth and ambiance for family gatherings
- Well appointed kitchen features a central island for convenience, additional prep space and a breakfast bar. The kitchen opens to a spacious balcony, ideal for entertaining while enjoying a

Property ID:	L33084987
Property Type:	House
Carports:	2
Land Area:	1366.0 sqm

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pleasant outlook and the soothing sounds of nature

- Private outdoor entertaining areas on both levels complete with a sparkling in-ground pool, landscaped gardens and courtyards, create a serene backdrop – perfect for relaxation
- Comfortable accommodation with four generously sized bedrooms. The master suite is a true retreat, with its own ensuite bathroom and an oversized sliding door that disappears into the wall cavity, allowing for a seamless connection with nature while maintaining privacy. The fourth bedroom on the lower level offers a private entrance, ensuite and overlooks the courtyard, pool and custom-designed garden beds- ideal for a teenage retreat or guest quarters
- Sustainable living with a water tank to keep the garden lush and green
- Sandstone pathways lead you to an expansive, established backyard, offering potential for further development (S.T.C.A) or additional enjoyment
- Convenient internal laundry and an oversized storage room downstairs offers ample space for a workshop or storage
- Enclosed carport for two cars with additional off-street parking

The location is incredibly convenient, within walking distance to an abundance of renowned restaurants, cafes, specialty shops, the ocean beach, golf course, schools, city transport, and other amenities.

It's a must-see to fully appreciate its ambience and functionality of this thoughtfully designed & built residence!

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.