

Highly Desirable Locale, 35 Metre Frontage With Endless Potential



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## 1A Hillside Avenue, Vacluse

### Auctioned

Presenting an outstanding opportunity to unlock the potential of luxury living in a highly sought-after Vacluse address, this property offers boundless potential with the promise of harbourside views. Presenting an ideal opportunity for families and investors alike, the home features a 35-metre frontage and approximately 560 SQM of near level land. The home commands a corner position and provides an incoming purchaser the opportunity to move in as is, renovate or rebuild down the line and establish a bespoke sanctuary in a prestigious Eastern Suburbs cul-de-sac. Bathed in natural light from its ideal northern aspect, there are potential for more expansive views over Rose Bay through to the city skyline with the addition of a second floor (STCA). The home currently offers 4 to 5 bedrooms, two with ensuites, master has walk-in wardrobe, ducted A/C, multiple living zones and parking for two cars in addition to dual outdoor entertaining spaces. The home further offers polished parquet flooring, gas throughout and character details such as high ceilings. Ideally located close to some of the Eastern Suburbs most prestigious schooling, close to transport and harbourside beaches and moments away from Rose Bay and Vacluse shopping villages, this property grants its homeowner an impeccable lifestyle.

#### Property Features:

- Expansive 35-metre frontage, approximately 560 SQM of land

Property ID: L25233439

Property Type: House

Garages: 2

**Richard Faludi**

0430 059 426

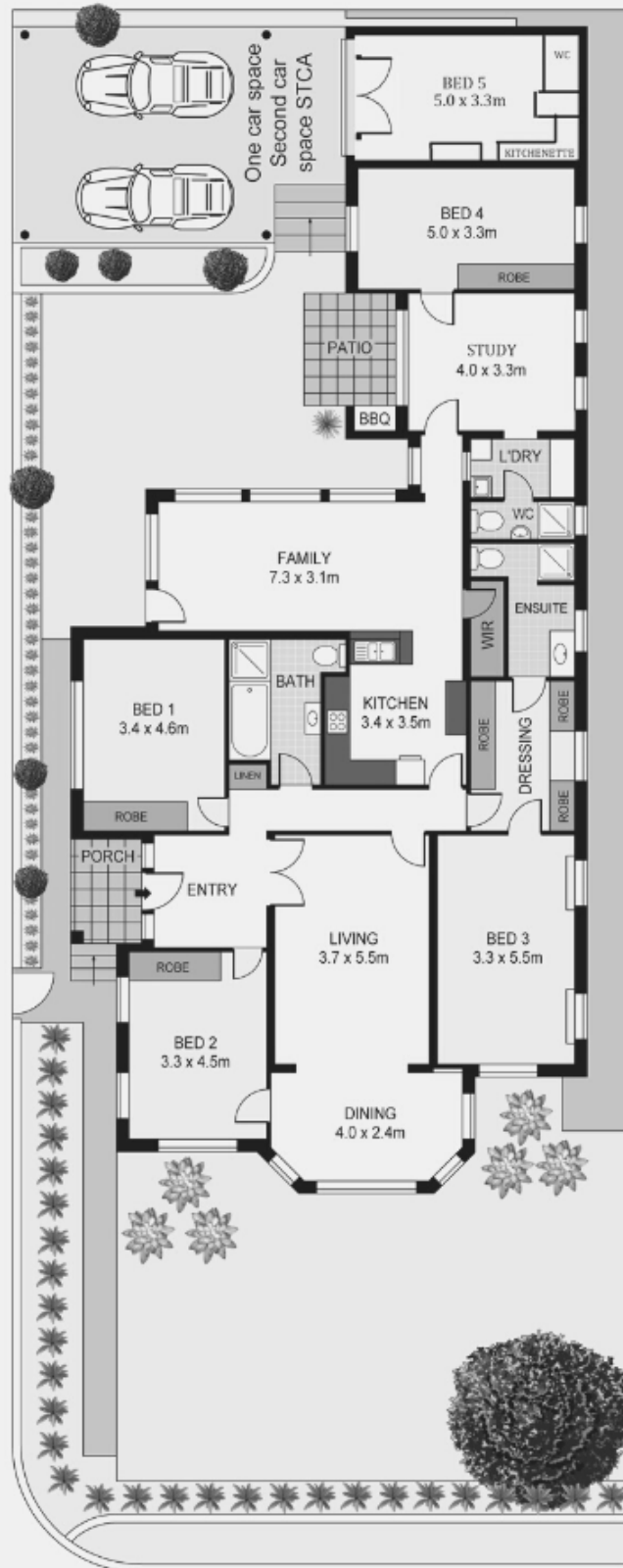
richard.faludi@db.rh.com.au

- Character charm, parquet floors, high ceilings
- 4/5 bedrooms, 4 bathrooms, 2 parking
- Potential for second floor w/ expansive views over Rose Bay & City Skyline
- Multiple living zones, master w/ walk-in wardrobe and ensuite
- Dual alfresco entertaining areas, bathed in natural north light
- Endless opportunity, further capitalize on blue-ribbon Vaucluse address
- Close to prestigious schools, transport and Rose Bay/Vaucluse shopping villages

In Conjunction with

Ramona Valenza & Partners

Ramona Valenza – 0412 648 305



PLANS SHOWN ONLY INDICATIVE OF LAYOUT. DIMENSIONS ARE APPROXIMATE.  
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1A HILLSIDE AVENUE

VAUCLUSE

