

Move-In Ready Luxury, Penthouse with Study & Two Private Balconies



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12/5 Spencer Street, Rose Bay

Auction

This is the final opportunity to secure a brand-new residence in the boutique Atlas development, just 7km from Sydney's CBD. This penthouse with study features two private balconies and offers a rare blend of style, comfort, and harbourside living in one of the city's most sought-after suburbs.

Curated by the acclaimed Alexander & CO., the interiors balance luxury and functionality, with natural stone, engineered oak flooring, and walnut-tone joinery throughout. Expansive floor to ceiling windows and sliding doors flood the home with natural light, enhancing the sense of space and connection to the outdoors.

Atlas, Rose Bay. Proudly developed by Fortis.

Property Features:

- Three-bedroom penthouse.
- Flexible layout, including a study/fourth bedroom.
- Expansive living space.

Property ID: L33467024

Property Type: Apartment

Garages: 2

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- Soaring 2.7m ceilings.
- Designer kitchen with marble benchtops, Wolf appliances (5-burner gas cooktop, oven, speed oven), Sub-Zero fridge, Miele dishwasher, and Whispair rangehood.
- Butler's pantry with second sink, additional Miele dishwasher, granite surfaces, feature splashbacks, and a 59-bottle Sub-Zero wine fridge.
- Custom bar with sink carved from the natural stone benchtop, concealed behind pocket doors.
- Custom sheer curtains and motorised blinds throughout.
- Large, fully integrated outdoor BBQ kitchen.
- Secure two car lock-up garage with no stackers or car lifts.
- Boutique project of just 12 residences.
- Brand new, ready to occupy now.

This is a rare chance to secure a beautiful, move-in-ready penthouse offering exceptional indoor-outdoor living in a quiet, exclusive setting close to Sydney Harbour and top local amenities.