



22 Princes Street, Hunters Hill

Contact Agent

5 Bed + 5 Bath + 3 Car + Study + resort style Pool

Auction

Newly completed, designer luxury residence in a premier Hunters Hill setting.

Showcasing a spectacular display of artistic flair, contemporary elegance, and lavish poolside entertaining, this magnificent home epitomises family luxury. It is set a short stroll away from Boronia Park in one of Hunters Hill’s most sought-after locations.

This luxurious properties features:

- Double brick and concrete slab construction including Italian Stamp render to exterior walls
- Over 6-metre-high ceilings in entrance hall
- Hand selected natural stone throughout the home
- Separate living, dining, and family areas with Somfy motorised curtains and select Venetian plaster finishes

Property ID:	L38920439
Property Type:	House
Garages:	2
Open Parking:	1
Land Area:	563.0 sqm

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- Five spacious bedrooms including custom made Absolute Grain Austral Oak wardrobes
- Five bathrooms with high-quality tapware, joinery, and stone benchtops
- Mosaic tiled swimming pool with natural stone surrounds, daybed, and undercover alfresco area
- Spacious ground floor with multiple living areas and a private secure entrance
- Landscaped outdoor areas for relaxed indoor-outdoor living
- Undercover outdoor BBQ area with 6 burner gas Beefeater BBQ and Bromic heater
- Bedroom and full bathroom on ground floor as well as guest powder room
- Two first floor Master bedrooms with ensuites and dressing areas
- Dedicated study or home office
- European-sourced materials used throughout
- Designer kitchen with Miele and Pitt Appliances
- Double oven, induction cooktop, gas wok, double integrated fridge, freezer, and dishwasher
- Butler's pantry
- Separate Laundry room with direct external access
- Zip tap, custom wine cabinetry, and Vintec wine fridge
- Taj Mahal natural stone benchtops and splashback
- Herringbone engineered European Oak parquet flooring throughout
- Daikin zoned air conditioning, double sided Escea gas fireplace
- 3 phase power, solar panels and 15kw inverter
- Solid timber front door with security smart lock
- Garage parking for two cars, driveway parking for a third car and side boat parking
- TV and WiFi points throughout
- NBN ready
- Security camera system, intercom and Bosch alarm
- 5 minutes to Boronia Park oval, Hunters Hill and Boronia Park shopping village, Harris Farm,

Woolworths and Coles.

- Walking distance to 506 City Bus, Private School Buses and City Ferry buses.
- 6-minute drive to Valencia Street Woolwich Ferry.

Auction and Open home times advertised online.

SMS Emma Challen on 0402 955 437 fro a callback.

Principal – Raine & Horne Hunters Hill/ Gladesville/ Putney.