



Wow-Factor Modern Grandeur on 1.5 Acres (Approx.)



6



5



3

101 Bolithos Road, Riddells Creek

\$1,750,000 - \$1,850,000

Set on approximately 1.5 acres and surrounded by scenic bush and mountain views, this exceptional new build delivers an incredible 6 bedrooms and 5 bathrooms across 2 sensational levels, delivering an elevated lifestyle of prestige family luxury.

An inviting entry portico introduces an ultra-wide hall beneath a double-height, square-set ceiling crowned by a statement chandelier. Superb timber-look flooring flows underfoot, contrasting beautifully with the sleek stone surfaces appointed to all wet zones throughout.

An expansive lounge warmed by a gas log fireplace precedes sunlit living and meals spaces, opening via a wall of glass stacker doors to a generous alfresco finished with downlights and an exterior fan. Beyond, sprawling lawned expanses include a pebbled path leading to a glamorous fire-pit area.

The Hamptons kitchen, however, is the ultimate showstopper, featuring a 60mm white marble look stone island with bar seating, soft-close Shaker cabinetry/drawers, and a full suite of Fisher & Paykel appliances including double wall ovens, a 900mm cooktop and a double DishDrawer dishwasher, all complemented by a lavish butler’s pantry.

Accommodation begins on the ground floor with a sumptuous main bedroom suite layered with sheers, fitted with dual walk-in robes, and starring a wow-factor ensuite featuring luxury

Property ID:	L33453796
Property Type:	House
Garages:	3
Land Area:	5939.0 sqm

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herringbone tiling, a twin stone vanity, niched shower, and freestanding bath. A 2nd downstairs bedroom with BIR's and 2nd bathroom create an ideal arrangement for guests or intergenerational living.

An elegant centrepiece staircase ascends to a rumpus and the remaining 4 bedrooms (each fitted with a WIR) and 3 bathrooms. Two of the bedrooms enjoy private ensuites, plus there's a shared private balcony and central bathroom.

Finishing touches speak to the quality of the home which also includes wide entry gates and ample driveway parking, an integrated automatic 3-car garage, zoned ducted heating and refrigerated cooling, ceiling fans, double-glazed windows, a Bosch alarm, laundry, privacy blinds and sheers, and abundant storage including a walk-in linen.

Poised to enjoy peaceful rural living without compromising on convenience, this unbeatable family sanctuary is located just a short walk or 3-minute drive to Riddells Creek township, cafés, primary school, train station, childcare and amenities. Unparalleled prestige luxury!