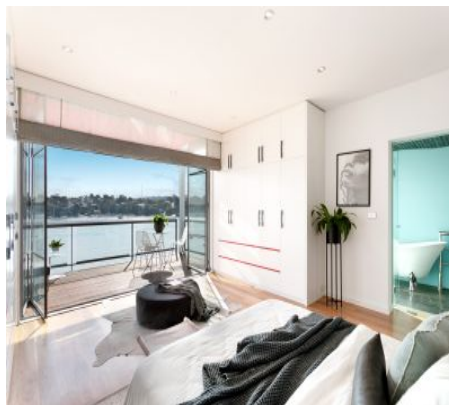


Birchgrove

106 Louisa Road



Undisclosed

Striking, creative and luxurious A waterfront dream

A masterwork in creativity, the design of this north facing peninsula residence embraces the drama of its absolute waterfront setting with a graphically bold and playful character. An emphasis on flexibility is achieved over three sun-drenched levels with view-swept terraces and waterfront gardens conceived as a cascading amphitheatre complete with an outdoor living room, private jetty and deepwater berth.

- 3 bedrooms, master with balcony and deluxe ensuite
- State-of-the-art kitchen, sun-drenched fluid living/dining
- Optional 4th bedroom or additional top floor living zone
- A dynamic interplay of light and space, panoramic views
- Designer bathrooms, powder room, floor to ceiling glass bi-folds
- Outdoor living room with kitchen, sun deck and 15m berth
- Travertine terraces with unobstructed 180 degree views

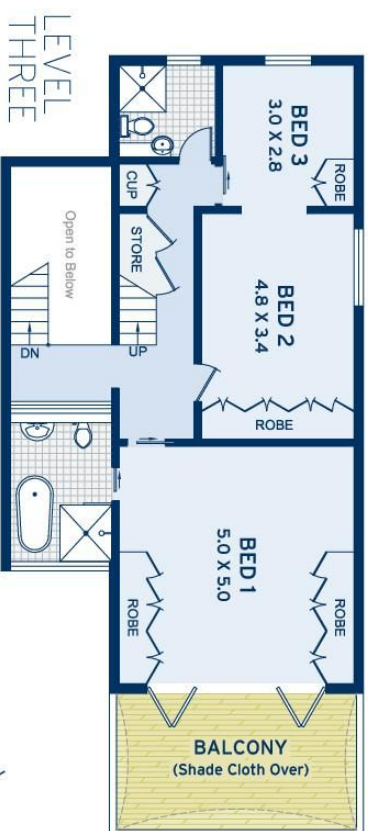
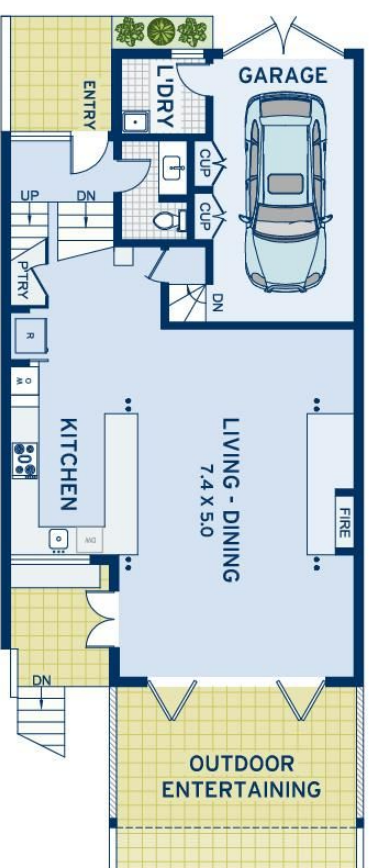
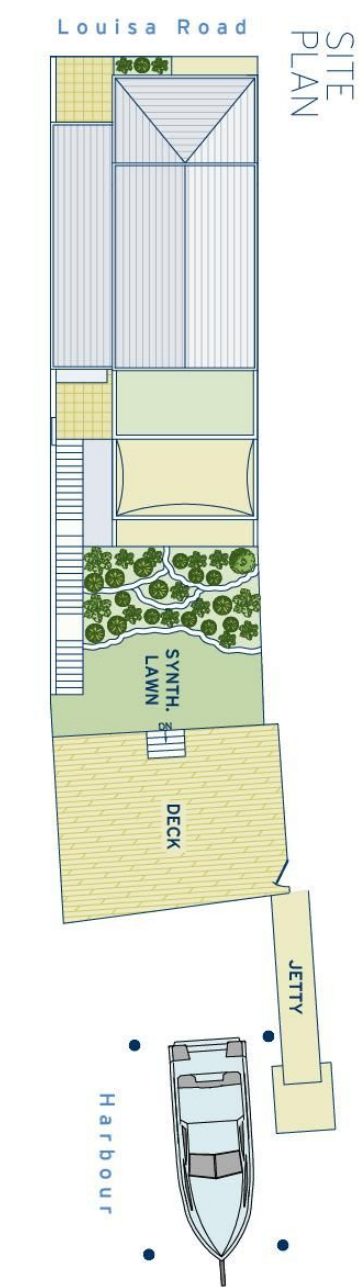
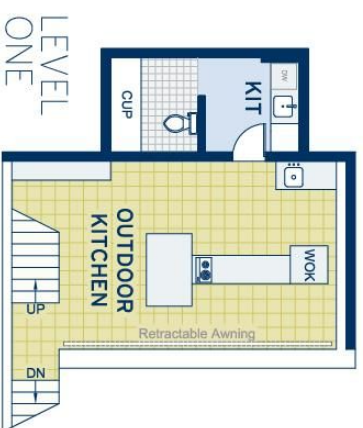
		
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ADDITIONAL DETAIL

Council Rates	\$1,418/qtr (approx)
Water Rates	\$168/qtr (approx)
Type	House
Sold Date	17/08/2018
Land	253 Square Metres

Matthew Hayson
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Rosemary Chen
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rosemary@ch.com.au



APPROXIMATE AREAS	
Internal Floor/space	180sqm
Garage	18sqm
External	200sqm
Land Size	253sqm
OUTGOINGS	
Council Rates	\$1418 pq
Water Rates	\$168 pq

Birchgrove
106 Louisa Road

DISCLAIMER: This information has been prepared as a guide only. The vendor and the real estate agent, Balmain Real Estate Pty Ltd and/or Balmain Estate Agency Pty Ltd (trading as Cobden & Hayson Balmain), make no warranties as to its accuracy and all interested parties must rely on their own enquiries.

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