

**14 Careel Bay Cres, Avalon Beach, NSW, 2107**

 **LJ Hooker**

**House For Sale**

Tuesday, 5 November 2024

14 Careel Bay Cres, Avalon Beach, NSW, 2107

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Type: House**



Bj Edwards

## Elegant North-Facing Residence with Careel Bay Access

For the first time in 25 years, this exceptional residence is offered to market, nestled in one of Pittwater's rare micro-climates. Positioned in a peaceful cul-de-sac with exclusive, resident-only access to Careel Bay, this fully renovated property (completed in 2019) combines luxury, privacy, and the unmatched natural beauty of its surroundings. With a prized northerly aspect, it offers sweeping views over Pittwater and direct access to swing moorings at Careel Bay, allowing you to moor your boat just steps from your door.

At the heart of this home, the upstairs living spaces reveal breathtaking, uninterrupted vistas of Careel Bay and Pittwater. The sunlit kitchen, fitted with premium Miele appliances and a walk-in pantry, flows seamlessly into the open-plan dining and living areas. This north-facing orientation fills the home with sunlight from morning to evening, creating an ambiance perfect for both intimate gatherings and sophisticated entertaining. Step onto the expansive, partially covered terrace to soak in the tranquil scenery of Pittwater's green and blue hues, framed by seasonal Jacaranda and Bougainvillea blossoms.

The upper level includes three generous bedrooms, led by a luxurious master suite—a true sanctuary with a walk-through robe, double ensuite, and calming water views. A light-filled guest room opens directly onto the terrace, inviting in gentle sea breezes, while a third bedroom enjoys a private outlook over the lush rear garden.

Downstairs, the scent of jasmine greets you as you enter through meticulously landscaped gardens. This versatile level features a private bedroom, bathroom, and living area, ideal for guests or teenagers, along with a spacious laundry with kitchenette, a home office, and direct access to a double garage and workshop. Every detail of the 2019 renovation has been crafted to deliver style, comfort, and functionality for modern family living.

Balancing coastal charm with contemporary sophistication, this residence offers a unique opportunity in one of Pittwater's few coveted micro-climates. Rarely does a property with exclusive Careel Bay access, complete with swing moorings, become available. Claim your piece of Northern Beaches paradise.

### Key Features:

- Fully renovated in 2019, offering modern elegance within a rare Pittwater micro-climate
- Positioned in a quiet cul-de-sac with exclusive resident-only access to Careel Bay
- Swing moorings available for resident use at Careel Bay, perfect for boat owners
- Stunning elevated views over Careel Bay and Pittwater, framed by vibrant Bougainvillea and Jacaranda
- Sun-drenched, north-facing interiors with refreshing sea breezes and natural insulation year-round
- Open-plan living and dining flowing to a grand terrace, ideal for alfresco entertaining with a serene Pittwater backdrop
- Master suite retreat featuring a walk-through robe, double ensuite, and peaceful water views
- Premium kitchen with Miele appliances, a walk-in pantry, and expansive views from the kitchen bench
- Versatile lower level with a private guest suite, large laundry, home office, and double garage
- Manicured gardens scented with jasmine, featuring tiered, low-maintenance landscaping and a welcoming harbour entry
- An exclusive offering in a highly coveted Northern Beaches enclave