

**27 Bootles Lane, Pitt Town, NSW, 2756**



**Sold House**

Sunday, 10 November 2024

27 Bootles Lane, Pitt Town, NSW, 2756

**Bedrooms: 6**

**Bathrooms: 3**

**Parkings: 2**

**Type: House**

## Spacious Family Haven with Sparkling Pool

Presenting an exquisite architectural gem in the heart of Pitt Town, this grand two-storey residence is the epitome of luxury and sophistication. Approximately 490 sqm of expansive living spaces and quality finishes, set on a 750 sqm parcel this is a showcase of grandeur.

Upon entering, the sheer scale of the design captivates. The ground floor unfolds seamlessly, featuring a spacious family media room for cinematic experiences at home. The living room, bathed in sunlight and adjoining the dining area, offers panoramic views of the impeccably manicured back lawn and pool-an ideal setting for both intimate dinners and grand celebrations.

The modern, contemporary kitchen stands at the heart of the home, where sleek design meets functionality. Clean lines, smooth surfaces, and a minimalist aesthetic create a culinary haven. The expansive kitchen island, with stone benchtops, serves as a multifunctional hub for meal preparation, socialising, and entertaining. Ample storage, including a vast walk-in pantry, ensures organisational ease.

A ground floor bedroom with built-in robes, perfect for guests or a home office, is serviced by the adjacent bathroom.

Ascending to the upper level reveals an additional living room and the pièce de résistance- the master suite. This spacious, light-filled retreat features a vast walk-in wardrobe and a luxurious ensuite, offering unparalleled comfort. There are also three additional well-proportioned bedrooms, each with built-in or walk-in robes.

The contemporary main bathroom, with a separate water closet, seamlessly blends simplicity and functionality. In excellent condition, every detail has been meticulously maintained, providing a space that is both functional and aesthetically pleasing, completing the upper level.

The home's quality is underscored by brand-new timber flooring, plush carpeting, and fresh paint throughout. A ducted air conditioning system ensures year-round comfort, emphasizing the commitment to luxury.

Stepping outdoors, a covered entertaining area overlooks a shimmering 10m inground pool, set against low-maintenance, landscaped gardens. Established trees at the frontage add character and privacy.

Situated a stone's throw from Pitt Town's core, this residence offers unparalleled convenience. Enjoy leisurely strolls to nearby schools, shops, cafes, and public transport hubs, completing the picture of a truly exceptional home.

### **\*\*Disclaimer\*\***

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