3/28 New Orleans Crescent, Maroubra, NSW 2035
House For Sale

PPD REAL ESTATE

Friday, 17 January 2025

3/28 New Orleans Crescent, Maroubra, NSW 2035

Bedrooms: 3   **Bathrooms: 3**   **Parkings: 2**   **Type: House**

Christian West
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Auction 19 February

Retreat to your own private world in this boutique townhome with a sense of light and space that's rare to find, making it a perfect choice for families. Tucked away in a collection of only four residences, this three-storey home boasts bright designer interiors and a fresh coastal feel that exudes warmth and comfort. The show-stopping feature is the expansive rooftop retreat, designed as an alfresco lounge that truly delivers the wow factor. A private entry and double garage make for easy living, while the stylish yet functional interiors include three bedrooms on one level and a separate study ideal for working from home. Designed to embrace the outdoors, the airy open living space flows out to a sunny NE-facing courtyard that captures the ocean breeze while ducted air and three bathrooms offer ultimate comfort. Just 650m to South Maroubra Shopping Village and Woolworths Metro, this is an ideal home for the beach-loving family between Coral Sea Park and Arthur Byrne Reserve with great schools all around.-⬚Quiet rear of a contemporary block of 4-⬚Private entry, family friendly layout -⬚Quality double brick and concrete build-⬚Over 190sqm of living, double garaging-⬚3 bedrooms with built-ins on one level -⬚2 with a Juliet balcony, main ensuite -⬚Lower level home office, ducted air -⬚Stylish kitchen, 40mm stone benchtop-⬚Smeg gas cooker, Bosch dishwasher-⬚Zip HydroTap, Blum cabinetry, LED lighting-   Set up for EV charging with Tesla wall charger-⬚Bright open plan living and dining space-⬚Bi-folds to a NE courtyard, veggie garden-⬚25sqm rooftop terrace/alfresco lounge -⬚3 bathrooms, ensuite with freestanding bath-⬚400m to Coral Sea Park's playing fields-⬚Maroubra Bay Public School catchment-⬚450m to St Mary St Joseph Catholic Primary-⬚Walk to Maroubra and Malabar Beaches