

45 Mudies Road, St Ives, NSW 2075



House For Sale

Thursday, 16 January 2025

45 Mudies Road, St Ives, NSW 2075

Bedrooms: 5

Bathrooms: 4

Parkings: 2

Area: 935 m2

Type: House



Coco Cui Roskam
0294499066



David Walker
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Auction Saturday 15 February, 3pm

A statement in luxury and inspired living, this brand new Homestead built residence is captivating, showcasing uncompromising attention to detail, sophisticated style and all the quality and excellence that Homestead Homes are known for. The awe-inspiring residence nestles on one of the area's best streets and is north to rear on a brilliant, level block. The striking façade opens to something special with its well-designed interiors featuring stunning wainscoting, elegant arches and beautiful Blackbutt herringbone laid timber flooring. The scale is exceptional, highlighted in its expansive open plan living and dining, immense luxury kitchen with every extra and master with its remarkable bedroom sized ensuite and lavish walk-in robe. This beautiful home is a showpiece, overlooking a magnificent fully tiled gas heated pool with spa, water feature, children's wading areas and lighting. Highlights are found everywhere from its glass framed wine wall to its gorgeous marble bathrooms and private guest suite. This property seriously raises the bar in a coveted setting, a stroll to the bus, St Ives North Public School, village shops, childcare and parks and minutes to Brigidine College, Sydney Grammar and St Ives High School.

Accommodation Features:

- * High ceilings with some coffered, voluminous entrance foyer
- * Extensive wainscoting, stunning herringbone Blackbutt flooring
- * Private lounge with coffered ceiling and a gas fire, ducted a/c
- * Separate 5th bed/guest or in-law suite with robes and ensuite
- * Elegant arches, unique glass framed wine show wall, storage
- * Sweeping open plan living and dining with a 2nd gas fireplace
- * Lavish stone topped gas kitchen with an immense island bench
- * Miele appliances including two ovens plus a microwave oven, gas cooktop, dishwasher and an integrated fridge/freezer
- * Butler's pantry with a second gas cooktop, mud room, laundry
- * Bi-folds to the rear, living room overlooks the stunning pool
- * Designer lighting, separate media room, internal access DLUG
- * Four king-sized upper level bedrooms with robes, home office
- * Exceptional master retreat with a large custom walk-in robe with an island and magnificent bedroom sized ensuite with a freestanding tub
- * Marble bathrooms, family bathroom with tub and dual vanities, heated flooring in all bathrooms

External Features:

- * Quiet prestigious street, beautifully landscaped gardens, gardens with irrigation
- * Impressive street appeal, luxury natural stone outdoor tiling
- * Substantial covered alfresco terrace with fan
- * Outdoor kitchen with a sink and Beefeater barbeque
- * Magazine worthy designer fully tiled pool with lighting, a spa and children's wading areas
- * Built-in seating by the pool, rear decking, rainwater tanks

Location Benefits:

- * 200m to 194, 194X and 195 bus services to the city, Gordon Station and village, Northbridge and Cammeray (includes city express bus services)
- * 650m to Toolang Oval
- * 700m to Handprints St Ives
- * 1km to St Ives North Public School
- * 1km to bushwalking and biking tracks
- * 1km to Prepare Early Education Centre
- * 1.4km to St Ives Village Green
- * 1.5km to St Ives shopping village
- * 1.7km to Brigidine College
- * 1.9km to Sydney Grammar
- * 2km to Masada College
- * Close to St Ives High School
- * Easy access to Gordon Station

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Onsite Contact ☎ Coco Cui Roskam ☎ 0422 683 409
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Disclaimer: All information contained here is gathered from sources we believe reliable. We have no reason to doubt its accuracy, however we cannot guarantee it.