

**51 Myamblah Crescent, Merewether, NSW, 2291**

Robinson

**House For Sale**

Monday, 28 October 2024

51 Myamblah Crescent, Merewether, NSW, 2291

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Type: House**



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## Split-Level Merewether Sanctuary with Reserve Access & Sparkling City Views

Elevated on the high side of the street, this split-level home bathes in beautiful northern light and offers a sense of openness and the kind of peace and privacy that's rare to find in Merewether. Step inside and you'll discover a thoughtfully designed layout with two separate living spaces and four bedrooms, complemented by two freshly renovated bathrooms.

At the heart of the home sits a contemporary kitchen that's more than just good looks – it's a masterpiece of functionality. With premium appliances and a clever servery window connecting to the family room, entertaining is easy whether you're hosting on the side deck or sharing casual meals with family. The front verandah is your own private sanctuary where you can unwind and soak in the serenity. As evening falls, you'll be treated to sparkling city views stretching all the way to Stockton on a clear night. For families, there's a hidden gem, direct back gate access to a grassy reserve where the kids can run free, plus a bush track leading down to Myambalah Crescent Reserve for weekend cricket and soccer matches. Downstairs, you'll find an internally accessed double garage and workshop, plus a bonus third bathroom that's perfect for washing off the sand after a swim or the dirt after a busy day at work.

You're just 3km from the iconic Merewether Beach and Ocean Baths, a stone's throw from Glenrock State Conservation Area's fantastic bush walks and mountain biking trails, and minutes from The Junction precinct's vibrant dining scene and shopping precinct.

- Split level home elevated above its garage, workshop, and handy third bathroom
- North facing 708.2sqm block captures city and beach views, reserve access at rear
- Lounge and dining with A/C, large windows & 12ft cathedral ceiling with exposed beams
- Separate family room opens to side deck for alfresco entertaining and relaxation
- Caesarstone kitchen, Ilve 900m gas stove, Bosch dishwasher
- Main bedroom with renovated ensuite and walk-in robe
- Three additional bedrooms served by full-size family bathroom
- Large laundry room with storage and folding space
- Oversize double garage, 2 x auto doors, workshop, third bathroom
- Merewether Heights Public School – 1200m, Kotara High – 4km