



5 Iramir Place WARRIEWOOD, NSW 5 3 2

### Private and elevated double brick family haven

Enjoying leafy district views, superior elevation and a remarkable level of privacy, this double brick home creates a safe family haven of immense appeal. The spacious property provides plenty of accommodation and a wonderfully versatile floorplan. Location is moments from shops, parks and the beach  
Generous lounge with beamed timber ceiling and fireplace  
Glass doors flow outside and maximise the lush outlook  
Well proportioned balcony is ideal for outdoor entertaining  
Double sized bedrooms, several have built-in wardrobes  
Master bedroom has ensuite and shares balcony access  
Tidy main kitchen plus a kitchenette on the lower level  
Lower level has own entrance, can be self-contained quarters  
Double lock-up garage provides internal access to property  
Access via 72 and 74 Alameda Way driveway

Price: Price guide over \$865,000

Stone Manly

02 8962 2200



Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

**McGrath**

5 Iramir Place, Warriewood