



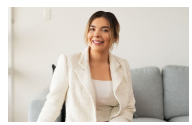
40 Trelawney Street Eastwood, NSW 5  2  2 

**Beautifully updated classic California bungalow with views**

Sensitively renovated and extended to blend retained period details with contemporary updates and refinements, this exquisite 1929 California Bungalow beautifully combines family functionality with elegance and aesthetic appeal. Positioned on an 841sqm block on what is undisputedly one of Eastwood's finest streets, this beautiful home offers easy indoor/outdoor living with expansive views encompassing bushland, the city and southeast skyline and Parramatta River.

- Solid Cedar picture rails, doors and architraves, Brushbox floorboards
- Spectacular original leadlight windows plus soaring, intricately-patterned ceilings and cornices
- Contemporary extension thoughtfully designed to seamlessly incorporate traditional design elements while offering a breezy, modern feel
- Entertainers' kitchen with Caesarstone benchtops and European appliances and adjoining open concept dining/casual living flowing out onto terrace
- Large separate living room with bi-fold doors opening out to terrace

**Price:** \$4,250,000  
**Council Rates:** \$419.00 p/q  
**Water Rates:** \$376.21 p/q



**Jessica Fedrigo**  
 0404 989 070



**Julian Rowe**  
 0412 544 448



40 Trelawney St  
Eastwood



The site plan and floor plan are not to scale; measurements are indicative and in metres. Bushes and trees are placed for illustration purposes. Plans should not be relied on. Interested parties should make and rely on their own enquiries. All other information provided has been collected from reliable sources but cannot be guaranteed for accuracy.

40 Trelawney St  
Eastwood



Entry Level



Lower Ground

Internal Living: 319 sqm  
External Living: 72 sqm  
Total Living Area: 391 sqm



The floor plan is not to scale; measurements are indicative and in metres. All features included in this 3D plan are for inspiration purposes only. This is not an exact replica of the property or the position of exterior elements. Plans should not be relied on. Interested parties should make and rely on their own enquiries.