



1 Baranbali Avenue Seaforth, NSW

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### Stunning elevated family entertainer

Basking in a high-side of the street setting with a sunny north-facing aspect and a fresh, coastal-style facade, this delightful home possesses all the attributes a modern family could desire. Renovated, added to, lived in and loved by one family for more than 20 years, it's ready to house and grow a new family. Open plan living creates a flow that works for everyone, with indoor/outdoor connectivity, multiple living spaces and a light-soaked, relaxed aesthetic that immediately feels like home.

- Open concept, light-filled living and dining with wall-to-wall picture windows and plantation shutters
- Family living/media room with bi-fold doors opening to wraparound outdoor entertaining deck and garden with level lawn
- Contemporary Caesarstone kitchen with breakfast bar, Miele dishwasher, gas cooktop and Smeg oven
- French oak floorboards, freshly painted throughout with newly-laid carpet upstairs
- Two additional double-sized bedrooms upstairs and two downstairs, with ceiling fans and built-in robes

Price: Price Guide \$3,500,000



**Maria Cassarino**

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Site Plan

Internal Living: 275 sqm  
External Living: 24 sqm  
Total Living Area: 299 sqm



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.



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Ground Level  
Internal Living: 275 sqm  
External Living: 24 sqm  
Total Living Area: 299 sqm



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