

474 Pittwater Road North Manly, NSW

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Substantial and versatile haven adjacent reserve

Presenting fabulous options for large or extended families, this substantial family home sits on near-level enclosed gardens in a superb lifestyle setting directly opposite the playing fields at Nolan Reserve. Enhanced by a separate, near self-contained retreat, the elegant and stylish residence features a series of generous living spaces, modern kitchen and bathrooms, and superb alfresco entertaining areas and views over the reserve from the upper level. Resting on 600sqm of landscaped gardens in a private sunny corner setting, it is only minutes from beaches, schools, Warringah Mall and the vibrant heart of Manly.

Price: \$2,950,000
Council Rates: \$710.23 p/q
Water Rates: \$170.90 p/q



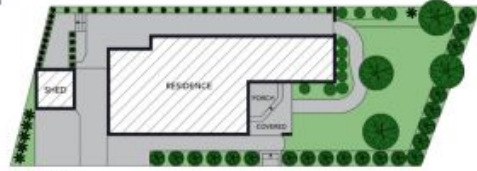
Michael Egan

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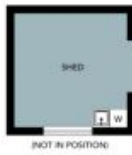
474 Pittwater Road
North Manly



1st Floor



Site Plan



Ground Floor



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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1st Floor



Ground Floor



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.