42 John Street, Avalon Beach

Private Sanctuary, Incredible Outdoor Entertaining, Moments to Pittwater

Hidden within one of Avalon's most peaceful cul-de-sacs, this exceptional family retreat delivers a rare sense of calm, privacy and understated luxury, moments from the very best that Avalon Beach has on offer.

Set across a beautifully level 823sqm parcel, the residence unfolds as a sanctuary of effortless sophistication, where natural light and seamless indoor-outdoor connection create a home designed for both grand-scale entertaining and relaxed family living. Living spaces extend to a stunning alfresco setting, where long lunches transition effortlessly into sunset gatherings beside the sparkling pool. Framed by established gardens and the serenity of reserve frontage, the resort-inspired cabana and outdoor entertaining spaces evoke the feeling of a private coastal escape, entirely your own.

Designed to evolve with family life, the versatile floorplan offers exceptional flexibility, with multiple living zones and a luxurious upper-level parents' retreat providing a peaceful haven to unwind.

5 3 4

FOR SALE
For Sale

VIEW
Sat 17th Oct @ 10:45AM - 11:15AM

AGENTS

Peter Robinson
0401 219 077
peter.robinson@ljhooker.com.au

Angus Abrahams
0488 007 236
angus.abrahams@ljhooker.com.au

AGENCY

LJ Hooker Avalon Beach
(02) 9973 2999

All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

LJ Hooker

Perfectly positioned moments from the calm waters of Pittwater, Careel Bay Marina, village cafés, and the golden sands of Avalon Beach, this is a home that embodies the essence of relaxed luxury - a place where everyday living feels permanently on holiday.

Key Features:

- Large level block of 823sqm with a desirable NE aspect
- All-year covered alfresco entertaining with outdoor kitchen, overlooking the huge pool and level lawns
- Spacious parents retreat on upper level
- Flexible floor plan with multiple living zones designed for both kids and adults
- Sleek Caesarstone kitchen with gas cooktop, ample storage, and open-plan design
- Low-maintenance gardens, level lawns, and mature trees enhancing privacy
- Three bedrooms on the lower level
- Double automatic garage with additional parking
- Ducted air conditioning and gas heating outlets for year-round comfort
- Direct access to Careel Bay marina, sports fields and through to North Avalon shops cafes and beach

Disclaimer:
All information provided, including but not limited to the property description, price, and address, has been supplied to LJ Hooker Avalon Beach by third parties. While we believe this information to be reliable, we do not guarantee its accuracy. Interested parties should conduct their own due diligence and seek independent advice regarding any property or information on this website.

MORE DETAILS

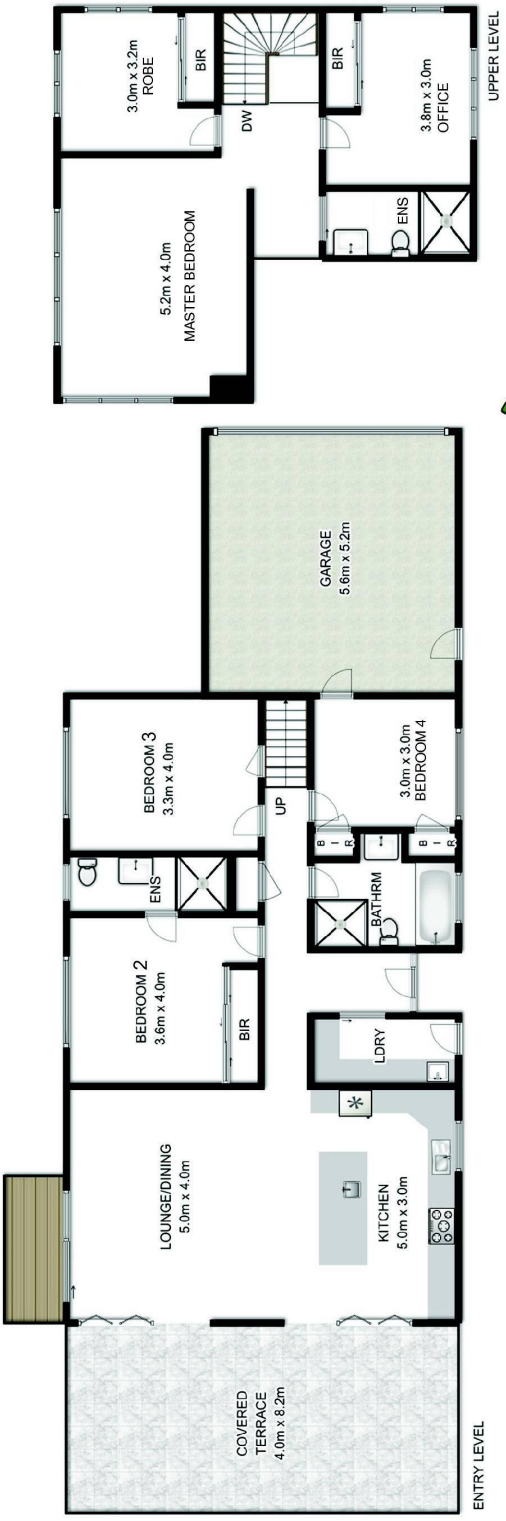
Property ID	SSPF58
Property Type	House
Land Area	823 m2
Including	Air Conditioning Area Views Pool

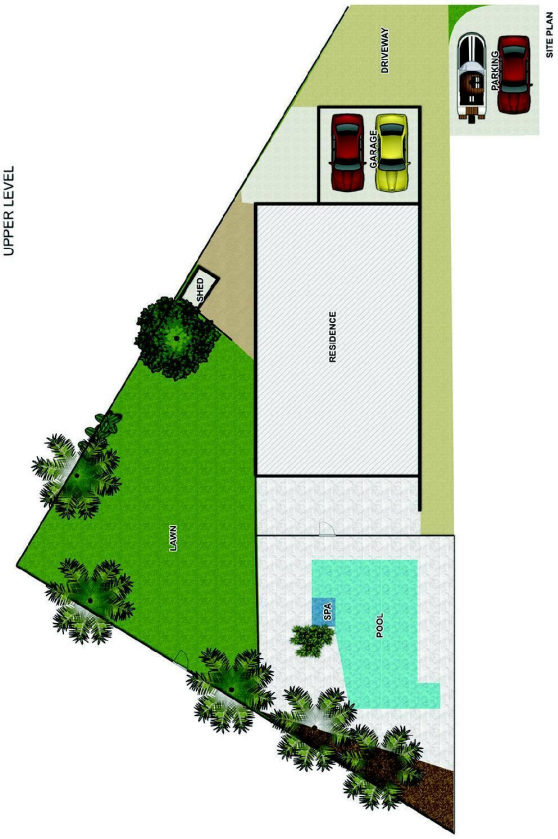
Peter Robinson 0401 219 077
Independent Contractor | Peter Robinson Real Estate Pty Ltd CLN 10121506 | peter.robinson@ljhooker.com.au
Angus Abrahams 0488 007 236
Licensed Real Estate Agent | angus.abrahams@ljhooker.com.au

LJ Hooker Avalon Beach (02) 9973 2999
64 Old Barrenjoey Road, AVALON BEACH NSW 2107
avalonbeach.ljhooker.com.au | avalonbeach@ljhooker.com.au

All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

ALTERNATE FLOORPLAN





PLANS SHOWN ONLY INDICATIVE OF LAYOUT. DIMENSIONS ARE APPROXIMATE.

42 John Street, Avalon Beach

LJ Hooker

All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

LJ Hooker