



506 Barrenjoey Road, Avalon Beach

## Iconic Oceanfront Living with Unrivalled Views to Barrenjoey Head

Claiming one of Avalon's most iconic oceanfront positions, this exceptional beach house is a true showpiece; brilliantly reimagined in 2021, it delivers a seamless fusion of architectural elegance and breathtaking natural beauty. Commanding phenomenal 180-degree views across the Pacific Ocean to Barrenjoey Head, it's your own front row seat to watch dolphins at play and whales on their annual migration. Defined by its luminous open-plan design, refined finishes and expansive terraces, the home captures all-day sun and uninterrupted ocean views.

Crafted with a clear emphasis on style, comfort and privacy, the interiors are awash with natural light from sunrise through to dusk. A crisp, coastal palette is complemented by the warmth of original hardwood floors, while walls of bifold doors on two sides dissolve the boundary between indoors and out, opening to both front and rear terraces. The kitchen and bathrooms are appointed to an exceptional standard with premium fixtures and finishes, while the accommodation is equally impressive, highlighted by a full-floor master retreat complete with its own lounge, private terrace and

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### AUCTION

Tue 2nd Jun @ 6:00PM

### VIEW

Sat 2nd May @ 11:45AM - 12:15PM

### AGENTS

Jonothan Gosselin  
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### AGENCY

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LJ Hooker

sweeping ocean views.

Set on a prized 575 sqm headland parcel, the property features level, enclosed lawns along the oceanfront and enjoys a coveted village-side setting. Positioned directly opposite the golf course and just a short stroll to Avalon Beach and village cafés, it offers an extraordinary lifestyle of convenience and coastal luxury. Further enhancing its appeal, the property holds approved DA plans for a pool, spa and outdoor bar - presenting an exciting opportunity to elevate the already exceptional offering.

- Spectacular oceanfront setting with 180 degree never-to-be-built-out views
- Striking beach house with a comprehensive 2021 redesign
- Light-filled open plan layout designed for effortless indoor/outdoor living
- High ceilings, remote control skylights, hardwood floors and sandstone gas fireplace
- Sheltered entertaining deck with fully equipped outdoor kitchen
- Bifold doors extend interiors to expansive oceanfront terraces
- Designer kitchen with premium Bosch appliances and ocean outlooks
- Beautifully appointed bathrooms with imported tiles and freestanding baths
- Entire floor dedicated to a luxurious master retreat with lounge and terrace
- Elevator direct from from living room to master retreat
- Ducted air conditioning, outdoor shower and secure gated grounds
- Solar Panels with 2 Inverters
- 575 sqm block, double garage plus off-street parking
- Approved DA for pool, spa and outdoor bar
- Outstanding lifestyle or investment opportunity with strong rental appeal

**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	X11F58
Property Type	House
Land Area	575 m2

**Jonothan Gosselin 0488 011 870**

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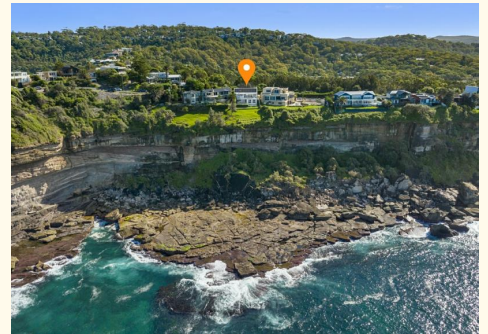
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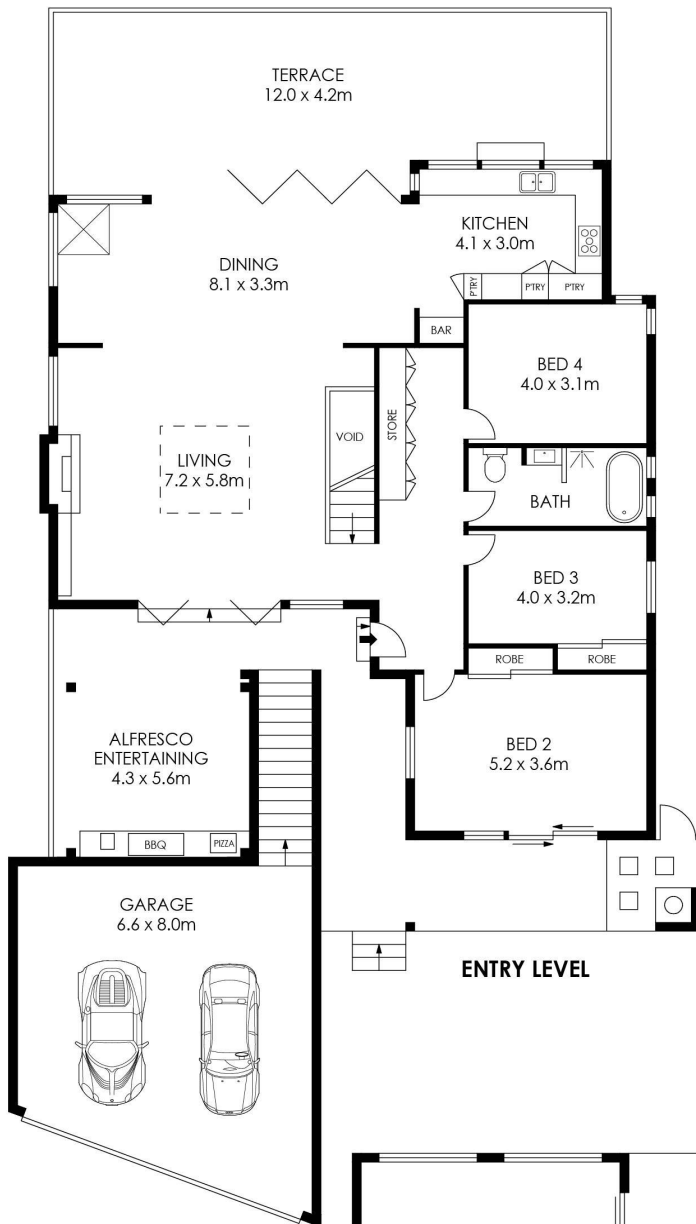
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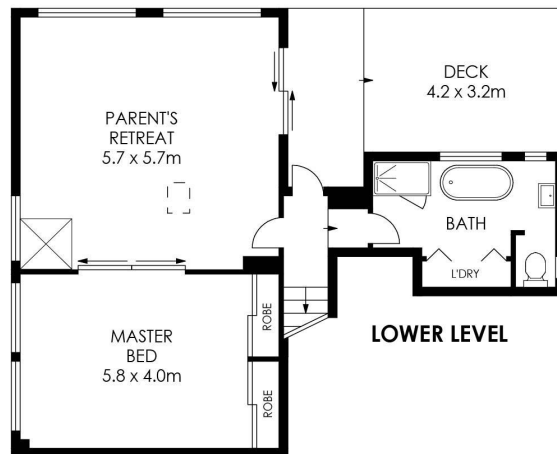
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ENTRY LEVEL



LOWER LEVEL



SITE PLAN  
(NOT TO SCALE)

APPROX. INTERNAL AREA = 267 m<sup>2</sup>  
 APPROX. EXTERNAL AREA = 71 m<sup>2</sup>  
 TOTAL = 338 m<sup>2</sup>  
 LAND SIZE = 571 m<sup>2</sup>

PLANS SHOWN ONLY INDICATIVE OF LAYOUT. DIMENSIONS ARE APPROXIMATE.



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