







259 Lower Plateau Road, Bilgola Plateau

# A Quiet Outlook Towards Pittwater, with Versatile Living

Framed by lush greenery, this four-bedroom home captures beautiful leafy vistas stretching towards Pittwater, creating an enviable sense of privacy and tranquility. Tastefully renovated, its open living and dining area extends to a covered balcony facing the outlook for year-round use. A lush lawn gives children and pets room to play, while open-air seating and a covered barbeque area offer more places to entertain.

Well-proportioned bedrooms and a generous second living area give the family room to spread out, with space for a home office as needs evolve. Moments to Salt Pan Cove, wharves, yacht clubs, village shops, schools and cafés, the address puts sheltered Pittwater beaches and ocean surf within easy reach, leaving weekends open to swimming, sailing or backyard cricket.

Features Include:

- Leafy outlook towards Pittwater from the upper balcony
- Birdsong carries through the trees surrounding the home
- Tastefully renovated interiors with open living and dining
- Covered upper terrace faces the view for year-round use
- Wood-toned flooring brings warmth to crisp white shutters
- Generous second lounge offers space for a home office

4 3 5

**FOR SALE**
Guide $2.5m

**VIEW**
Sat 21st Nov @ 12:30PM - 1:00PM

**AGENTS**

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**AGENCY**

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Interested parties must rely solely on their own enquiries.

- Light-filled kitchen, breakfast bar and pendant lighting
- Well-proportioned bedrooms with soft carpet and fan
- Master suite with walk-in wardrobe and an ensuite
- Contemporary bathrooms with a separate bathtub
- Lush lawn gives children and pets space to play freely
- Choice of open-air seating and undercover BBQ setting
- Double lock-up garage and extra off street parking,
- Ample storage and workbench
- Close to village shops, schools, cafes and beaches
- Moments to Salt Pan Cove, wharves and yacht clubs

We use BeSafe Inspections for Pest & Building Reports. You can purchase the report via the link below:
https://property.besafe.com.au/reports/9253-building-and-pest-inspection

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## MORE DETAILS

| | |
|---|---|
| Property ID | 1B6PG5W |
| Property Type | House |
| Land Area | 701.9 m2 |

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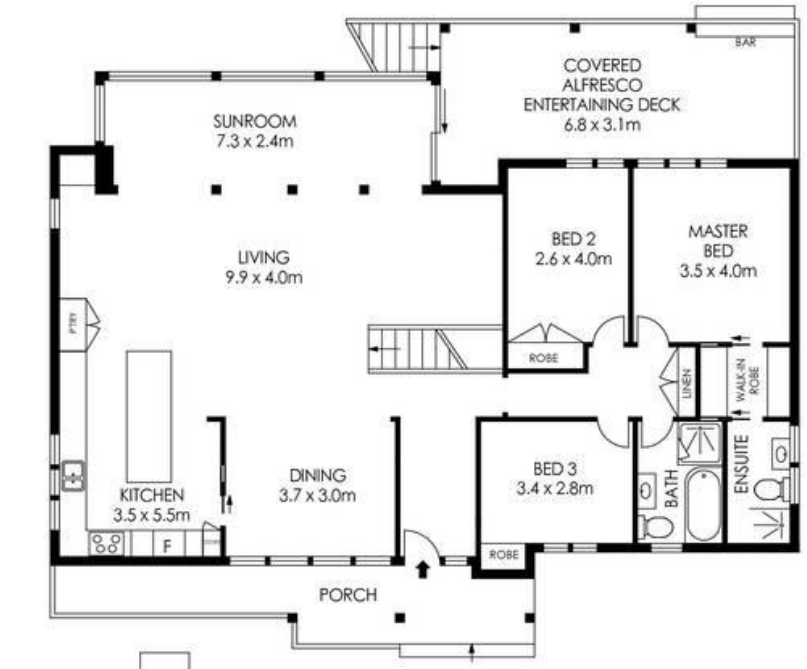




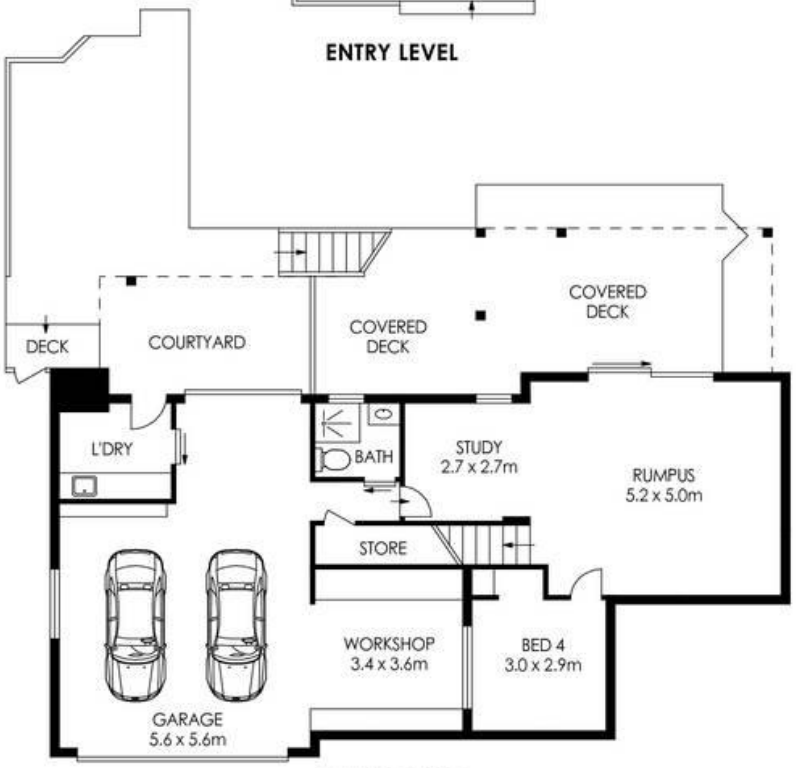




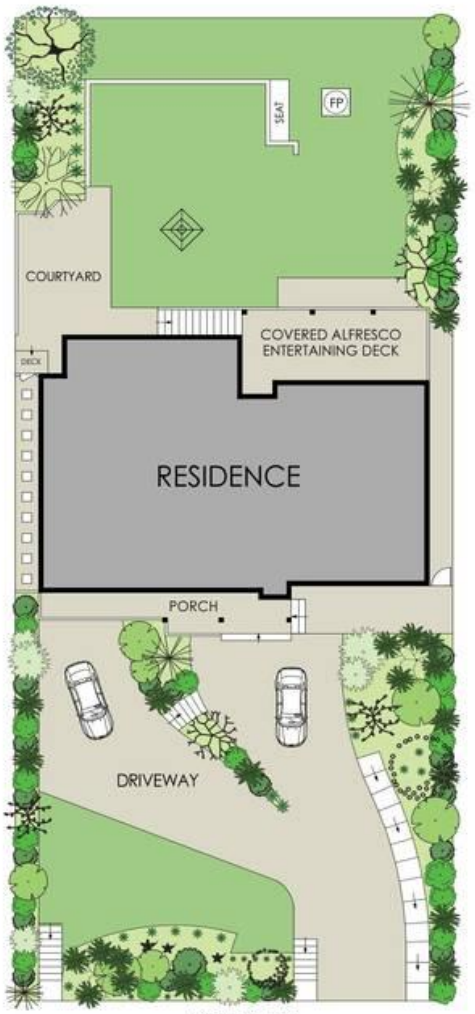
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**ENTRY LEVEL**




**LOWER LEVEL**




**SITE PLAN**
(NOT TO SCALE)

| | | |
|---|---|---|
| APPROX. INTERNAL AREA | = | 271 m² |
| APPROX. EXTERNAL AREA | = | 118 m² |
| TOTAL | = | 389 m² |
| LAND SIZE | = | 701.9 m² |

PLANS SHOWN ONLY INDICATIVE OF LAYOUT. DIMENSIONS ARE APPROXIMATE.

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