



28 Birubi Crescent, Bilgola Plateau

A Rare Pittwater Sanctuary of Luxury, Privacy and Timeless Style

Perched above the sparkling waters of Pittwater, this exceptional family residence captures the very essence of Northern Beaches living. Beautifully renovated and thoughtfully designed across three spacious levels, the home offers an effortless blend of luxury, comfort and timeless style, where every day feels like a holiday.

Framed by breathtaking Pittwater views from almost every room, the light-filled interiors flow seamlessly onto expansive entertaining decks, creating an extraordinary connection between indoor and outdoor living. Polished hardwood floors, premium finishes and an abundance of natural light combine to create a home that is as inviting as it is sophisticated.

At its heart, the stunning designer kitchen is crafted for both family life and entertaining, featuring premium appliances, thick stone benchtops and a generous butler's pantry. Double-glazed uPVC windows and stacker doors not only frame the spectacular outlook but also provide exceptional thermal and acoustic insulation, keeping the home cooler in summer, warmer in winter and wonderfully quiet

5 3 2

FOR SALE

Guide \$2.995m

VIEW

Sat 24th Oct @ 1:00PM - 1:30PM

AGENTS

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throughout the year.

Outside, beautifully landscaped level lawns lead to a spectacular 12-metre heated infinity pool overlooking Pittwater-creating a private resort-style sanctuary for entertaining family and friends or simply relaxing in complete tranquillity.

The versatile floorplan has been carefully designed to accommodate every stage of family life. Four generous bedrooms occupy the upper level, including a luxurious master retreat with walk-in wardrobe, elegant ensuite and private access to the upper deck. Three bedrooms enjoy magnificent water views, while the lower level offers an impressive full-floor retreat ideal for teenagers, guests, extended family or a home office.

Additional features include reverse-cycle air conditioning, multiple skylights, custom-built wardrobes, guest powder room, oversized double lock-up garage and an exceptional amount of secure dry storage beneath.

Positioned within one of Bilgola Plateau's most tightly held pockets, this remarkable home is only moments from Bilgola Plateau Public School, village shops, cafés, Avalon Beach and Newport, while offering complete privacy and a truly enviable Pittwater lifestyle.

Property Highlights:

- Panoramic Pittwater views from almost every room
- Beautifully renovated with premium-quality finishes throughout
- Spacious tri-level design offering exceptional flexibility for families
- Expansive entertaining decks on all three levels
- Stunning 12-metre heated infinity pool overlooking Pittwater
- Level landscaped lawns-perfect for children and entertaining
- Designer kitchen with stone benchtops, premium appliances and butler's pantry
- Premium uPVC double-glazed windows and doors providing outstanding thermal efficiency, year-round comfort and acoustic insulation
- Luxurious master suite with walk-in robe, ensuite and private viewing deck
- Four generous bedrooms plus a versatile lower-level guest or teenage retreat
- Reverse-cycle air conditioning, skylights and custom-built storage throughout
- Oversized double lock-up garage with extensive dry storage underneath

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MORE DETAILS

Property ID	1B0VG5W
Property Type	House
Land Area	835 m2
Including	Ensuite
	Air Conditioning
	Pool
	Balcony
	Floorboards
	Built-in-Robes
	Remote Garage
	Close to Schools
	Close to Shops
	Close to Transport
	Pool
	Water Views

Reade Havenstein 0413 859 742

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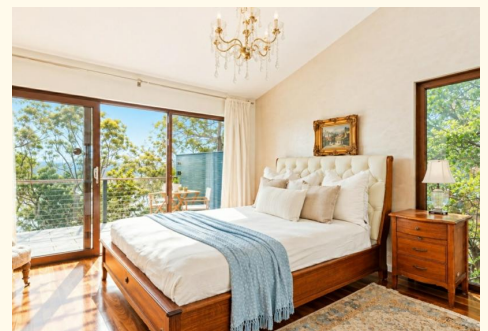
Jake McDonall 0402 740 085

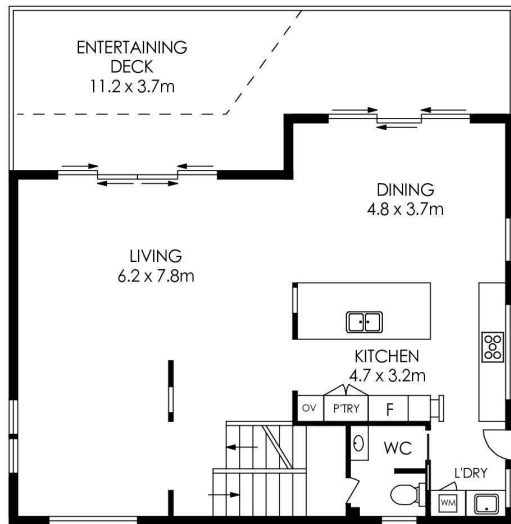
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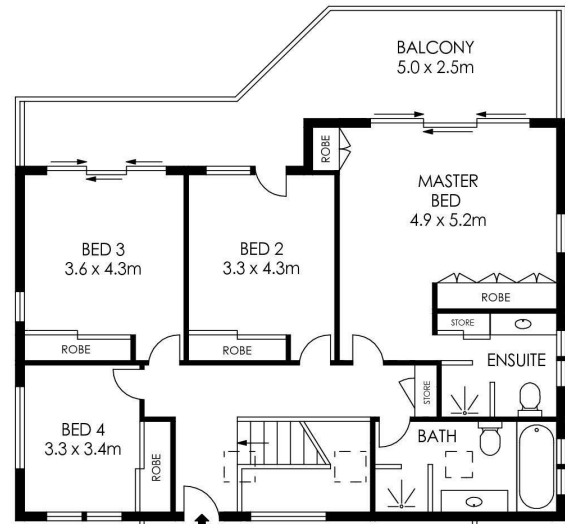
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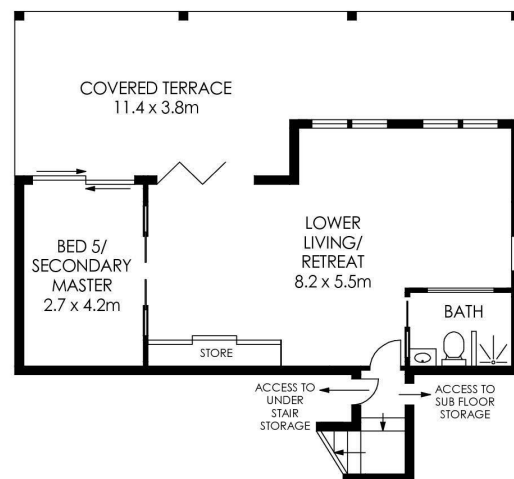
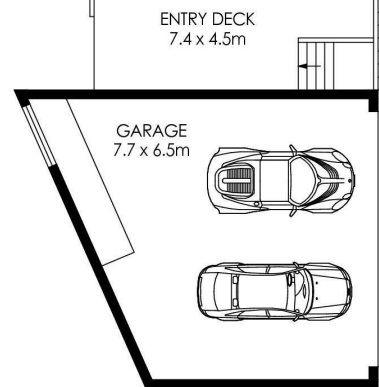




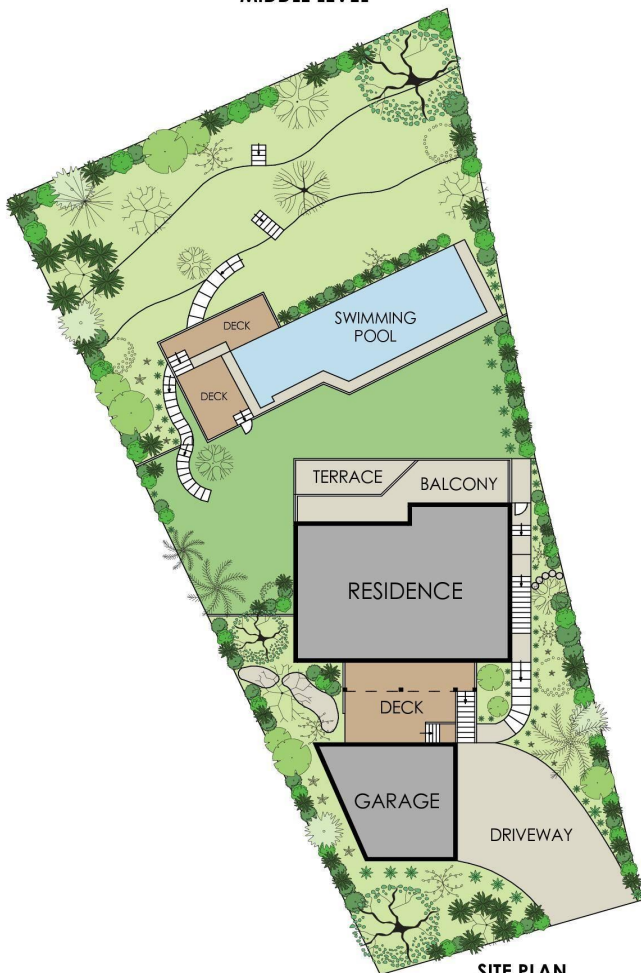
MIDDLE LEVEL



ENTRY LEVEL



LOWER LEVEL



SITE PLAN
(NOT TO SCALE)

APPROX. INTERNAL AREA = 247 m²
 APPROX. EXTERNAL AREA = 126 m²
 TOTAL = 373 m²
 LAND SIZE = 834.7 m²

PLANS SHOWN ONLY INDICATIVE OF LAYOUT. DIMENSIONS ARE APPROXIMATE.



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