

2193 Pittwater Road, Church Point

Your Gateway To Pittwater — North Facing Waterfront Reserve

Tucked discreetly into the sought after Pittwater shoreline, this is a home that feels both grounded and elevated — a place where architecture works in harmony with the surrounding landscape to create a rare sense of calm and clarity.

Positioned just 50 metres from the shimmering water's edge, this striking residence is a bold yet considered response to its sublime natural environment.

Here, the scent of the sea drifts on the breeze, sails glint in the sun, and the quiet hum of the marina signals that you are living in one of Pittwater's most coveted positions.

Crafted with stone, glass, and timber, the home unfolds to reveal ever changing views over the waterway and beyond.

Floor to ceiling glass and a cantilevered covered balcony create the illusion of floating above the water, while warm, tactile interiors ground the experience in comfort and liveability.

More than just a home this is a retreat for those who value privacy,

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FOR SALE

Auction Guide \$3,100,000

AGENTS

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AGENCY

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 **LJ Hooker**

connection to nature, and the slower pace of waterside living, while still enjoying the convenience of cafés, marinas, yacht clubs, and sailing adventures literally on your doorstep.

Features:

- Prime waterfront reserve position with 180 degree panoramic views across Pittwater
- Architecturally designed for light, space, and seamless indoor/outdoor flow
- Expansive open plan living anchored by a stunning custom kitchen
- Multiple alfresco entertaining areas, perfect for soaking up the water views
- Beautifully landscaped flowering gardens with level lawns and sandstone accents
- Ducted reverse cycle air conditioning for year round comfort
- Separate guest wing or ideal home office with its own private entry
- Expansive undercover car port for multiple vehicles with internal access; abundant storage throughout

Only a few minutes stroll to the Quays and Holmeport marinas, Bayview Yacht Racing Association (BYRA) and Pittwater's calm coves, this location also offers an easy stroll to waterfront cafés, scenic walking trails, and CBD transport.

A beautiful retreat with soul, made for quiet mornings, long afternoons, and spectacular sunsets; where life is measured in sea breezes and the gentle lapping of the tide.

Disclaimer:

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MORE DETAILS

Property ID	2W9ZF6K
Property Type	House
Land Area	696 m2

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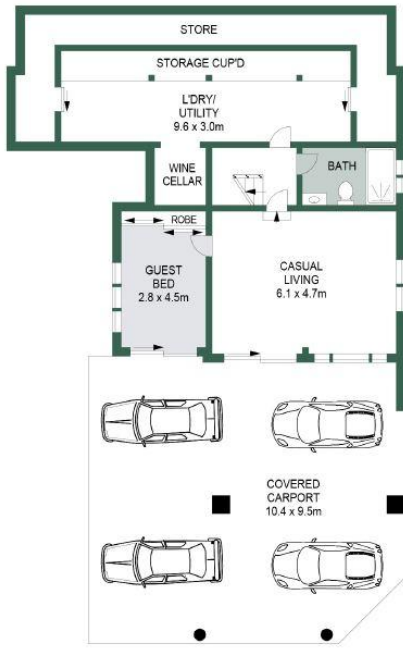
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LOWER LEVEL



ENTRY LEVEL



SITE PLAN

INT : 262m²



Scale in metres, indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries. www.visionphoto.com.au

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