






13B Eastbourne Road, Darling Point

## Prestige Harbourview Sanctuary In Dress Circle Location, With Double LUG

A spectacular and simply beautiful harbourside sanctuary, luxurious living awaits at this 3-bedroom Darling Point masterpiece. Nestled in a dress-circle off-street setting on exclusive Eastbourne Road, it offers an incredibly tranquil lifestyle, set over 2 levels and highlighted by a sun-soaked garden terrace with a postcard vista gazing over the bobbing boats and ferry wharf of Double Bay and leafy Steyne Park.

Accessed by a sweeping driveway leading to a wide double LUG, the home opens to its upper level where a formal entry flows to the 3 sun-filled bedrooms. The master is a serene zone with 2 walk-in robes and ensuite, all opening to an upper balcony with stunning water and district views. The other bedrooms also open to the balcony and feature those sumptuous views, the 2nd with b/ins and the 3rd offering scope for use as an office/study, with adjacent main bathroom with full bath and shower.

The lower level presents the opulent living zone, boasting formal and informal living areas, dining room, and chef's gas kitchen, all flowing out the showpiece garden terrace, an incredible NE-facing area for

3  2  2 

**FOR SALE**  
Contact Agent

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 **LJ Hooker**

entertaining and relaxing in the sun. A truly gorgeous residence in a tightly held harbour enclave, the coming-to-market of this immaculate home heralds a significant high-end Darling Point opportunity, steps to the village hub of Richie's Café, minutes to ferries, shopping, cafes, and the harbour foreshore.

- Sun-soaked harbourside sanctuary with postcard-perfect views
- Flowing 2-level layout with garden terrace and upper balcony
- Incredible sun-washed water views from virtually every room
- 3 serene bedrooms, all with balcony access and water views
- Master retreat with dual walk-in robes, ensuite, balcony access
- 2nd bedroom with b/ins, 3rd ideal as office/study, luxe main bath
- Elegant living level, bathed in radiant sun, dining area, lower WC
- Ilve gas kitchen, d/washer, stainless-steel benches, butler's pantry
- Lush garden terrace, iconic views over Double Bay, Bellevue Hill
- A/C throughout, laundry, under-stair storage, luminous interiors
- Exclusive off-street setting, wide double LUG, formal entry foyer
- " Coveted address in exclusive and tightly held Eastbourne Road
- " Steps to Richie's Café, ferry, Double Bay, parks and foreshore.

## MORE DETAILS

Property ID                    8QDHRN  
Property Type                House

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