



## Forster, 1A Carmona Drive

### LUXURY LISTING: STUNNING & MODERN CAPE HAWKE ACREAGE

Welcome to the epitome of contemporary coastal hinterland living in this five bedroom paradise on a sprawling 1.26 hectare estate, complete with guest quarters for the ultimate living experience.

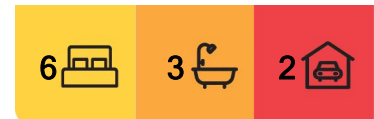
Revel in spacious open-plan living that seamlessly blends the indoors with the outdoors. Experience the beauty of nature right at your doorstep, with this private and peaceful property backing onto Booti Booti National Park.

Modern gourmet kitchen to indulge your culinary passions, a chef's dream come true.

Nestled into the side of Cape Hawke Mountain and with parklike grounds, step out onto your own private park, where lush greenery, palm trees and tranquility reign. Nature becomes your backyard, a playground for your senses with magnificent vistas to the



**Disclaimer:** All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.



**For Sale**  
\$2,500,000

**View**  
By Appointment

**Contact**  
**David Hochkins**  
0437-546-302  
david.hochkins@ljhft.com.au

**LJ Hooker Forster | Tuncurry**  
**(02) 6591 6400**

Barringtons and lakes.

There's no need to worry about parking; this estate offers ample space for over six vehicles. Your guests will always be welcomed with open arms.

**Property Description:**

This is Cape Hawke's most recent modern masterpiece. The property exudes elegance and serenity. With five bedrooms, plus an inviting guest quarters, on a sprawling 1.26 hectare estate, it is the epitome of luxury. From the moment you arrive, you'll be captivated by the tranquil private address and the quality additions throughout.

As you step inside, you'll be greeted by a world of modern and chic interiors thoughtfully designed with a functional floor plan that spans three light-filled levels. The entry foyer leads seamlessly to the open kitchen and family area with elegant and functional travertine flooring throughout this level and over-height vaulted ceilings in the living space that add to the scale. A good-sized balcony off this zone offers a breathtaking outlook over the park-like grounds to the mesmerizing hinterland beyond, including stunning sunsets through the palm trees. By day, natural light bathes this zone, creating the perfect atmosphere for everyday living. By night, the architecturally-designed lighting offers stylish versatility.

On this level, large covered decks on both sides of the home provide outdoor spaces for relaxation and entertaining. The back outdoor entertaining area connects with a separate indoor living area that can double as a library or dining area. There is a generously sized, private master wing complete with a separate dressing room, a resort-style ensuite, and an adjacent office/study. A convenient laundry and shower/powder room complete this level.

Venture to the top floor, and you'll discover a haven for family accommodations. Four bedrooms await, each radiating contemporary charm. The largest room has full width glass sliders and balcony boasting the property's prime views with long-ranging lake and mountain vistas over the tree tops towards the Barrington Mountains. A well-appointed bathroom and a rumpus room add to the comfort and convenience of this floor, ensuring everyone has their own space.

The lower floor is a world unto itself, with a large guest quarters with private entrance, featuring an ensuite, a walk-in robe and kitchenette. The property also boasts a spacious, automatic double garage with additional storage and workshop space offering a bonus multi-purpose area for an art studio, home gym, music room or man cave. An under-deck storage area with a water tank and a lockable shed adds practicality to the estate.

Set in a tranquil and highly desired location, the property is just a short drive away from shops, schools, and beaches. Here, you'll find the perfect blend of a coastal yet rural lifestyle, where every day feels like a luxurious escape. Embrace the beauty of Cape Hawke acreage and make it your new home.

Contact David Hochkins on 0437 546 302 to arrange a private viewing.



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## More About this Property

<b>Property ID</b>	1DHBF5Y
<b>Property Type</b>	House
<b>Land Area</b>	12681 m <sup>2</sup>
<b>Including</b>	Study Toilets (4) Balcony Deck Dishwasher Workshop Built-in-Robes Water Tank

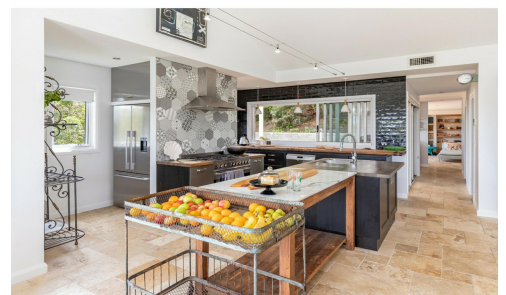
**David Hochkins 0437-546-302**

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**LJ Hooker Forster | Tuncurry (02) 6591 6400**

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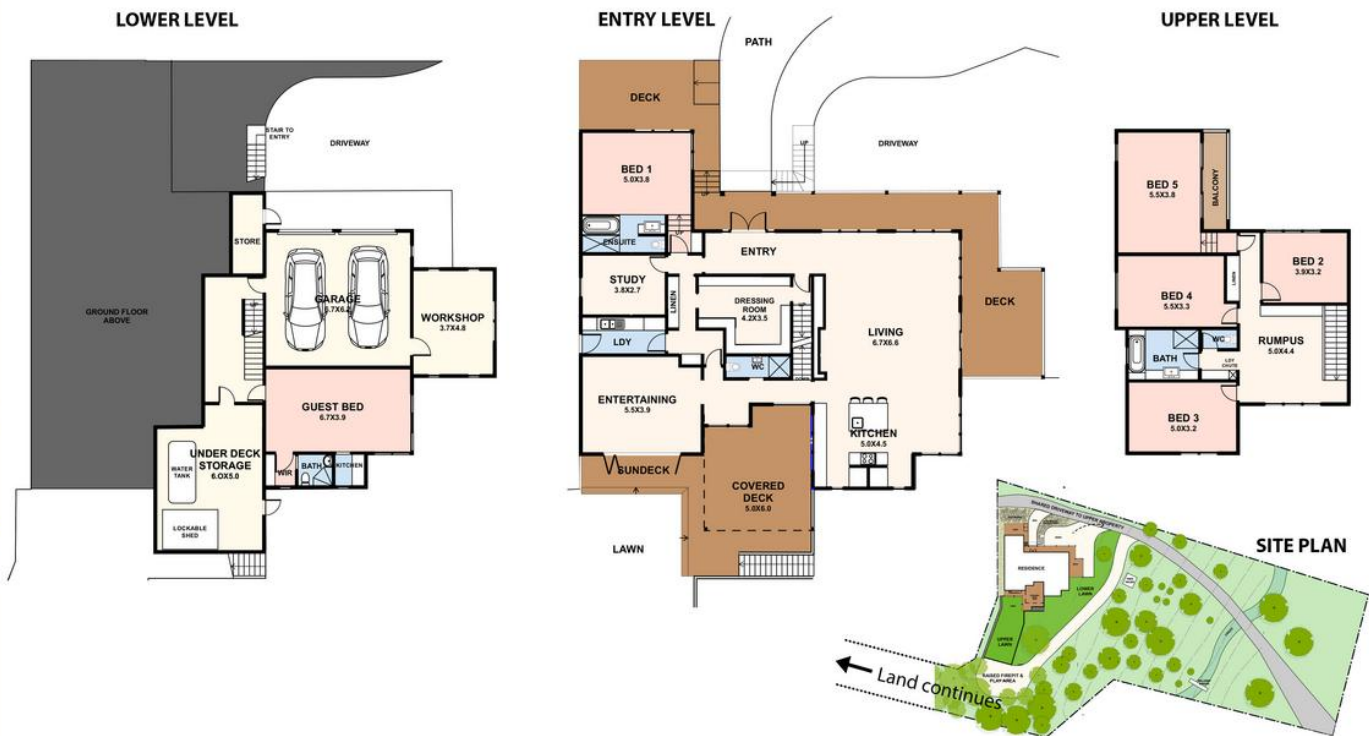
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1A Carmona Drive,  
Forster, NSW 2428

Land area: 12,681 m<sup>2</sup>



Plans and dimensions are made as accurately as possible, however these are to be used as a guide and slight variations may be possible.