



27 Rangers Retreat Road, Frenchs Forest

One Remarkable Transformation, Two Beautifully Considered Homes

Proudly presented by Nima Aliasgari 0424 999 399, Rhys Ferguson 0410 623 007 and Awais Khan 0426 525 256 of LJ Hooker Alliance Group.

Completely reimagined through a transformative renovation and extension, this home has emerged with a brand-new identity, joined by an equally impressive freestanding granny flat. Set on approximately 746.1 sqm of land, this modern and refined residence carries an undeniable warmth and calm, featuring heated polished concrete flooring, setting the tone across open plan living and dining. Stacking glass doors draw the entire space outdoors, where high-span covered entertaining overlooks a private backyard with automated garden lights.

Striking without demanding attention, a wide marble island anchors the kitchen, supported by a walk-in pantry offering preparation space and a zip hot/cold water tap. A second living room steps away from the openness of main spaces, while marble surfaces continue through all bathrooms complete with under-floor heating and handmade

6 5 2

AUCTION

Sat 17th Oct @ 6:00PM

VIEW

Wed 30th Sep @ 9:30AM - 10:00AM

AGENTS

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AGENCY

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feature tiles. Motorised blinds, ducted air conditioning, invisible speakers, and custom lighting bring technology discreetly into the picture, backed by solar and a Tesla Powerwall.

Entirely independent, the granny flat is no afterthought. Behind its own gated entrance and yard, two bedrooms and two bathrooms accompany a flawless kitchen and open plan living. Skylights and louvred windows bring light and airflow through both residences, while keyless entry extends across all street-access points. Walking distance to local schools, transport and parks.

KEY FEATURES:

- A transformative renovation and extension has recast this family home with a sculptural modernity that remains warm, serene and inviting.
- Equally impressive and finished without compromise, a freestanding two-bedroom, two-bathroom granny flat offers its own gated entrance and backyard, open plan living with an ethanol fireplace, full kitchen.
- Heated polished concrete flooring underpins open plan living and dining spaces, while a second living room provides separation when needed.
- Stunning yet understated entertainer's kitchen with a wide 1.4m marble-finished island, Bosch integrated dishwasher, Westinghouse induction cooktop, Westinghouse oven, walk-in pantry with Zip tap, plumbed fridge connection and preparation space.
- Marble surfaces continue throughout the home, under-floor heating and towel warmers feature in all bathrooms, handmade Japanese feature tiles in main home, marble feature tiles in granny flat.
- Main bathroom with luxe freestanding bathtub, rain shower under a skylight, hidden toilet, separate laundry with generous storage.
- Custom joinery and lighting throughout, invisible speakers throughout open plan living, motorised blinds, automated ducted air conditioning, gas fireplace, solar panels, 13.5kW Tesla Powerwall.
- Principal bedroom with an external electric privacy blind, a wall of wardrobe storage, ensuite with rain shower, street-facing bedrooms customised with built-in wardrobe and study desks.
- Sliding doors open to high-span covered entertaining with outdoor speakers and a heater, level and private rear yard, firepit area, automated external garden lights.
- All openable windows are louvred, skylights throughout both homes, keyless entry across all street-facing access points, oversized lock-up garage with additional off-street parking in driveway.
- Within the catchment and walking distance to Frenchs Forest Public School and The Forest High School, bus stop across the road.
- Surrounded by parks, close to Warringah Aquatic Centre and Forestway Shopping Centre, easy access to Warringah Mall and Chatswood.

Estimated Rental Price:

- Main House: \$1,600-\$1,700 per week
- Granny Flat: \$850 - \$900 per week

Our offices: 29 The Centre, Forestville & 71 Waterloo Street, Narrabeen

- *** If you don't have your finances sorted, just ask us - our Loan Market Mortgage Brokers can assist you! Call us on 9975 HOME to arrange a FREE private meeting.****

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~~Interested parties should do their own due diligence in relation to each property they are considering purchasing. All photographs, maps, and images are representative only for marketing purposes.~~

MORE DETAILS

Property ID	9SJ26
Property Type	House
Land Area	746.1 m2
Including	Ducted Cooling
	Ducted Heating
	Deck
	Dishwasher
	Outdoor Entertaining
	Built-in-Robes
	Secure Parking
	Solar Panels
	Gas fireplace
	13.5kW Tesla Powerwall
	Heated flooring
	Walk-in pantry
	Handmade Japanese tiles

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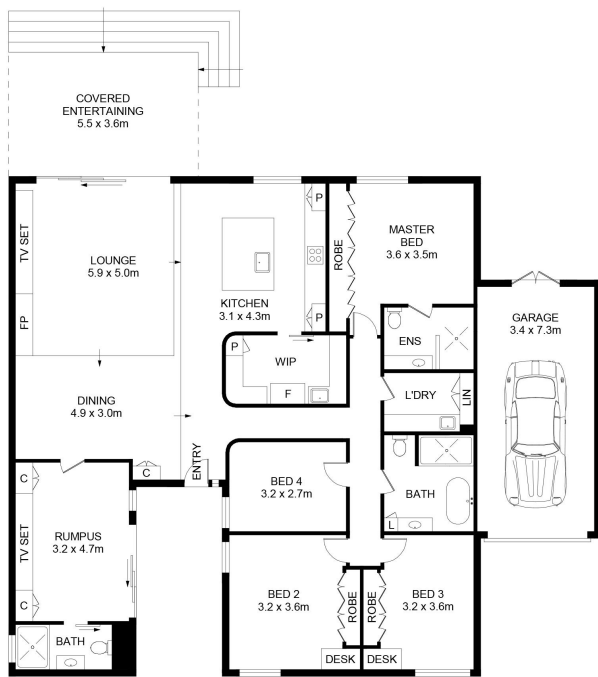
Sales Agent | rhys.ferguson@ljhalliance.com.au

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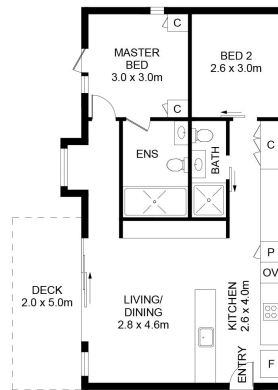
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INTERNAL AREA :- 172 SQM



GRANNY FLAT
INTERNAL AREA :- 61 SQM



SITE PLAN
(NOT TO SCALE)

27 RANGERS RETREAT ROAD, FRENCHS FOREST

DISCLAIMER: No liability for the accuracy of details contained within our floor plans. All plans are drawn and also checked to the best of our ability, however information contained in our floor plans such as area calculations are approximate, and have not been surveyed or drawn to scale. Our floor plans are for representational purposes only and should be used as such. Do not attempt to refer to our floor plans for structural or detailed information.

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