



1685 Pittwater Road, Mona Vale

## Generous Proportions, Convenient Position, Coastal Lifestyle

Positioned just a stone's throw from Mona Vale Village and only minutes to the sand, surf and fairways, this pristine family residence delivers the perfect balance of lifestyle, location and liveability. Set within one of the Northern Beaches' most sought-after coastal pockets, you can leave the car at home and stroll to Mona Vale or Warriewood Beach, the golf course, rock pool, beachside cafés, parks, local schools and city transport including the B-Line for an easy commute.

Immaculately presented in classic coastal tones, the home unfolds over two light-filled levels with generous proportions and effortless indoor/outdoor connection. Designed for relaxed family living and entertaining, the open plan family and living domain flows seamlessly to dining and a well appointed kitchen and extending to an alfresco terrace and expansive, fully fenced backyard framed by mature manicured landscaping, a private haven for children, pets and long summer gatherings, with scope to add a pool (STCA)

- Premier Mona Vale location, footsteps to the village and minutes to an array of popular surf beaches

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### FOR SALE

Spacious Haven - Walk to Everything  
Coastal Living

### VIEW

Sat 21st Feb @ 10:45AM - 11:15AM

### AGENTS

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### AGENCY

LJ Hooker Mona Vale  
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- Light-filled open plan living and family zone on entry level with relaxed coastal tones complemented by beautiful timber flooring
- Seamless flow to dining and kitchen featuring breakfast bar dining and full view of the yard
- Alfresco terrace overlooking the expansive backyard, fully fenced grounds with established manicured gardens offering scope for a pool (STCA)
- Three bedrooms positioned on the upper level, two with built in robes. Master retreat with walk in robe and private ensuite. All the bedrooms are filled with natural light and leafy outlooks
- Pristine family bathroom with separate bath and shower, powder room on entry level for guest convenience
- Double lock-up garage with internal access
- Internal laundry with convenient outdoor access

Ideal for young families looking to upsize into a lifestyle address, downsizers seeking space without compromise, or investors capitalising on Mona Vale's enduring appeal, this is a home that effortlessly adapts to every stage of life. With its combination of walk-to-everything convenience, generous landholding and timeless presentation, it perfectly reflects the relaxed yet refined coastal character of Mona Vale.

**Disclaimer:**

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**MORE DETAILS**

Property ID	2WMBF6K
Property Type	House
Land Area	534 m2

**Marco Cimino 0424 333 523**

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