



## Newport, 76 Grandview Drive

Prestige Coastal Luxe - Beach & Ocean 280 Degree  
Panorama - North East Aspect

Showcasing opulent designer elegance and high-end luxury finishes achieved by award winning designers personally overseeing and curating their prestige beachside escape. A fusion of coastal charm with a sophisticated homely vibe, every need has been catered for, and you can't help but admire the quality and thoughtful attention to detail as you take in all this prestige property has to offer.

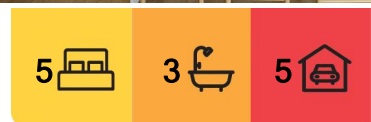
\* Greeted by an entry that effortlessly draws you through to a unique world of meticulously selected finishes, to the panoramic ocean vista beyond and the soothing sounds of the waves kissing the shore

\* Spacious upper level with open plan lounge, dining and alfresco entertaining provides all you require to relax and enjoy a daily beaches lifestyle. The entertainers every need is catered for with the finest in high-end finishes on display

\* A state-of-the-art gourmet kitchen with stone island breakfast bar, multiple ovens,



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**For Sale**  
\$3,890,000

**View**  
By Appointment

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**LJ Hooker Mona Vale**  
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integrated rangehood and dishwashers, lead to a fully equipped chef butlers' pantry and hidden wine cellar.

\* Dining fitted with floor to ceiling glass to embrace the ocean outlook and to create an effortless flow to the covered alfresco terrace with built-in outdoor kitchen and endless coastline views to the city and beyond

\* Elegant lounge room area features gas fireplace with striking marble surround, engineered timber flooring, and white beamed ceiling, designed to both celebrate the view or snuggle by the fire.

\* Sumptuous master suite with fireplace, a magnificent walk-in robe/dressing room to accommodate an extensive fashion collection with feature lighting and central stone island. Adjoining is the ensuite with freestanding bath, underfloor heating, custom finishes and brushed gold tapware

\* Two further bedrooms on this level with built-in robes and balcony access. Chic family bathroom, a full laundry with stone benchtops that opens to bonus huge workshop/storage area with lighting.

\* Lower level is ideal as self-contained, or teenage retreat, or guest accommodation - has open plan living/dining with fireplace, kitchenette and two bedrooms with built-ins and access to an expansive deck. A good size bathroom and additional laundry, plus easy access down the stairs through the magical landscaped natural rockery to a private road.

\* Easy access and level entry to the auto garage - huge hidden storage space. Rare additional off-street parking for another four vehicles. Prized dual street access, with a private road below.

\* Set amongst stunning landscaped gardens and grounds. Positioned overlooking Newport Beach and reef you're within easy reach of the Village shops, transport, boutique restaurants and cafes, schools, Pittwater and local entertainment choices.

This is an exquisite, timeless northern beaches haven to enjoy permanently with family and friends and just as ideal for those looking for a weekend getaway to lock-up and leave.

A beach house that needs to be experienced - we welcome your inspection; you may never want to leave!

\* PRE REGISTER FOR ONSITE PARKING

\* Video link available on request

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## More About this Property

**Property ID** 2VYQF6K

**Property Type** House

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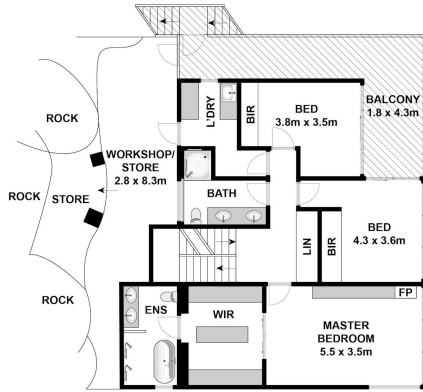
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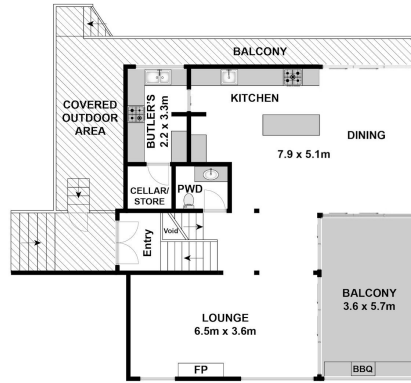


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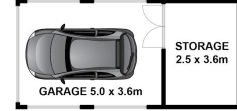
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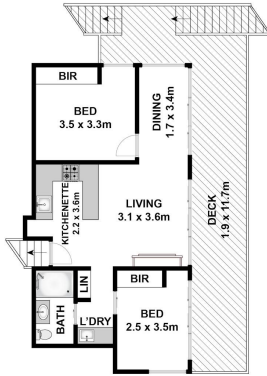
MIDDLE LEVEL



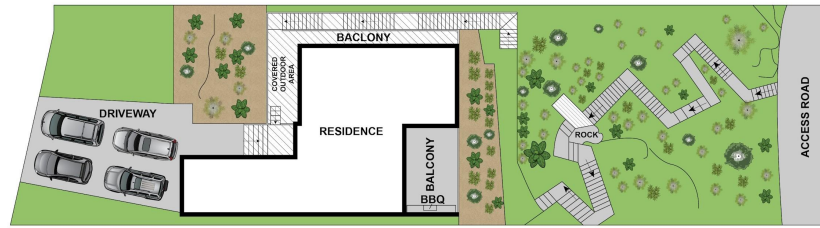
ENTRANCE LEVEL



UPPER LEVEL



LOWER LEVEL



SITE PLAN

Approx House Area 274m<sup>2</sup>  
Approx Land Area 629m<sup>2</sup>

Whilst [bwrn.com.au](http://bwrn.com.au) has made every attempt to ensure the accuracy of the floor plan contained here, measurements are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only.

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