



19 Waterside Grove, Warriewood

## A Beautiful Family Residence in One of Warriewood's Sought After Pockets

This impeccably presented five-bedroom residence delivers outstanding family space, comfort and lifestyle in one of Warriewood's most sought after, family friendly pockets. Set on a level block with a prized north facing yard, the home features multiple generous living and entertaining zones, five spacious bedrooms, three well appointed bathrooms and secure double garaging. Immaculately maintained throughout, it offers exceptional flexibility for growing families seeking space, light and easy indoor outdoor living in a peaceful neighbourhood setting.

- Substantial family home offering generous scale and modern comfort
- Expansive entry level offers multiple family living/dining zones with seamless indoor/outdoor flow
- Beautifully paved alfresco for entertaining extends to spacious lawn, mature landscapes and fire pit with room for a pool (STCA)
- Beautiful bespoke kitchen with timeless stone bench tops, gas cooking and quality appliances
- Four spacious bedrooms upstairs with built-in wardrobes, downstairs offers additional 5th bedroom or study

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.

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### FOR SALE

Immaculate + Spacious Family Home in Quiet Pocket

### VIEW

Sat 21st Feb @ 10:00AM - 10:30AM

### AGENTS

Marco Cimino  
0424 333 523  
mcimino@ljhmv.com.au

Tom McKenzie  
0484 766 102  
tmckenzie@ljhmv.com.au

### AGENCY

LJ Hooker Mona Vale  
(02) 9979 8000



- Master retreat with walk-in robe and ensuite
- Two Pristinely presented bathrooms on both levels
- Spacious internal laundry with outdoor access
- Double lock up garaging with internal access and raised storage, additional driveway parking spaces
- Ducted climate control

An exciting opportunity to secure a quality Warriewood home. Renowned for its community feel, excellent schools, beaches, parks and shopping amenities, Warriewood continues to be one of the Northern Beaches' most tightly held and highly desirable family suburbs.

**Disclaimer:**

All information contained herewith, including but not limited to the general property description, price and the address, is provided to LJ Hooker Mona Vale by third parties. We have obtained this information from sources we believe to be reliable; however, we cannot guarantee its accuracy. The information contained herewith should not be relied upon and you should make your own enquiries and seek advice in respect of this property or any property on this website.

**MORE DETAILS**

Property ID	2WHTF6K
Property Type	House
Land Area	528 m2

**Marco Cimino 0424 333 523**

Licensed Real Estate Agent | [mcimino@ljhmv.com.au](mailto:mcimino@ljhmv.com.au)

**Tom McKenzie 0484 766 102**

Licensed Real Estate Agent | [tmckenzie@ljhmv.com.au](mailto:tmckenzie@ljhmv.com.au)

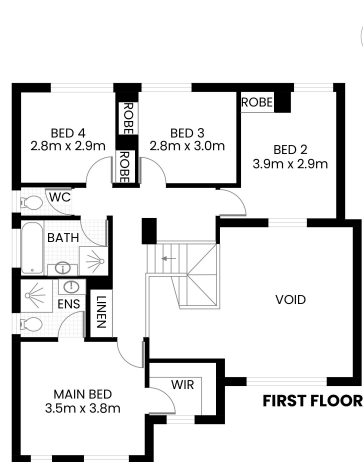
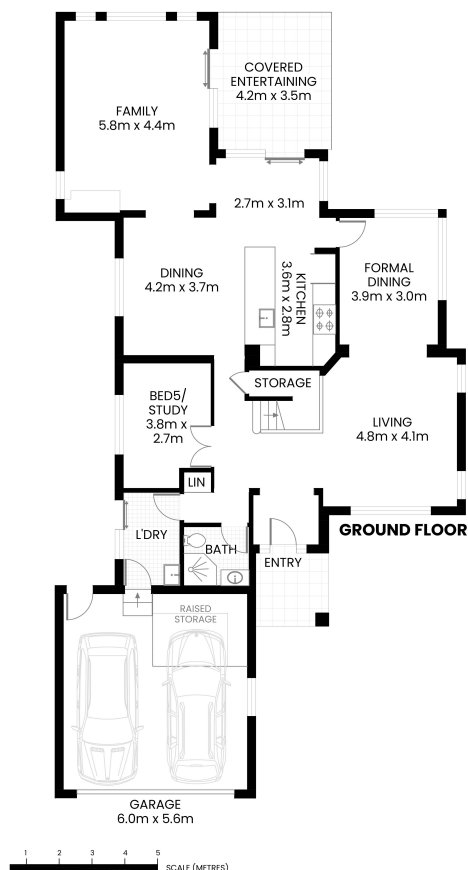
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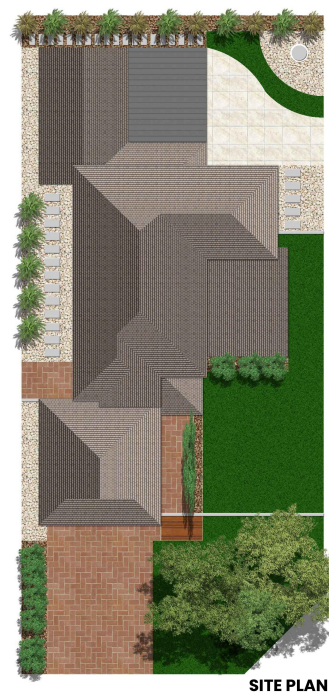




## Warriewood 19 Waterside Grove

INTERNAL AREA 208m<sup>2</sup> APPROX.  
GARAGE AREA 33m<sup>2</sup> APPROX.

LAND SIZE 528m<sup>2</sup> APPROX.



**LJ Hooker**

The site plan and floor plan are not to scale; measurements are indicative and in meters. Bushes and trees are placed for illustration purposes. Plans should not be relied on. Interested parties should make and rely on their own enquiry. All other information provided has been collected from reliable sources but cannot be guaranteed for accuracy.