



349 Highcliff Road, Waverley

## A Signature Residence of Distinction and Design

Auction Location: 63 Musselburgh Rise, Dunedin

Set on the peaceful outskirts of Dunedin, this exceptional 4/5-bedroom residence offers complete privacy and commanding rural and harbour vistas. Originally crafted as a show home, its refined design and impeccable craftsmanship elevate it well above anything else currently on the market.

Positioned within a secure gated community, the home features four to five generous bedrooms and three beautifully appointed bathrooms, including two indulgent ensuites. Every space has been thoughtfully curated to deliver effortless comfort and understated sophistication. Expansive living areas seamlessly connect to multiple outdoor entertaining zones, complete with a spa and dedicated BBQ area, perfect for unwinding while taking in the stunning outlook.

A thoughtful 2017 renovation introduced a magnificent main-bedroom wing: an elevated, secluded sanctuary designed for pure relaxation at the end of the day. Beyond this tranquil upper level, the remainder of the home, including the double garage, unfolds across a single, easily accessible floor plan, ensuring practicality and ease for all ages and

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### AUCTION

Wed 10th Dec @ 5:30PM

### VIEW

Sun 7th Dec @ 11:00AM - 11:30AM

### AGENTS

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### AGENCY

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stages.

Striking in design, generous in proportion, and truly one of a kind, this remarkable property is a rare opportunity and one that must be experienced to be fully appreciated.

Relocating owners next move is confirmed, a sale is imminent.

- Please park on Highcliff Road.

## MORE DETAILS

Property ID                    3QK7GDS  
Property Type                House  
Including                        Study  
**Licensed Real Estate Agents (REAA2008)**

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