

Sold

14 Bellevue Rd, Belmont



## ABSOLUTE WATERFRONT

An amazing waterfront in the prestigious Bellevue Road cul-de-sac, this property boasts extraordinary 270-degree views over Lake Macquarie. Located on the western most point of hill, known to sailors as Andersons, this home offers complete privacy.

The home is in an elevated position on a 768m<sup>2</sup> block with access via road level where there is a single car garage and a covered carport. This takes advantage of the views and captures the nor 'east breeze to naturally cool the home. Built mostly on one level with open plan living, dining and kitchen and superb lake views from every window. There are 4 bedrooms, 3 bathrooms and lounge areas. A home office and storage area is located on a lower level.

Covered modern decking with glass balustrades provides the perfect position to watch the weather, dolphins, sailing and spectacular sunsets. A tapered path leads through landscaped grounds, offering easy access to the water's edge. A grassy area is perfect for gatherings with family and friends, and a private boat shed, equipped with a winch to allow for boat storage.

This property has it all:

- Highly sought-after location on Lake Macquarie
- 4 bedrooms, 3 bathrooms, study, 2 car covered parking, boatshed, ducted air throughout, Miele appliances including dishwasher, induction cooktop and pyrolytic oven.
- Spectacular panoramic lake views

 4  3  2  768 m<sup>2</sup>

**Price** SOLD for \$2,000,000

**Property Type** Residential

**Property ID** 518

**Land Area** 768 m<sup>2</sup>

### AGENT DETAILS

Louise Vico - 0407 706 123

### OFFICE DETAILS

Belmont

32 Brooks Parade Belmont NSW

2280 Australia

02 4945 0335



- Balcony areas overlooking the lake
- 768m2 allotment with a tapered path through gardens to the lake.
- A solid home, with the potential to add a second storey, subject to DA approval.
- Granny Flat permissible on boat shed (**on approval of DA from Lake Macquarie City Council**)
- Moments to Lake Macquarie and Newcastle's amazing beaches, 5 minute walk to Fernleigh track, close to public and private schools and walking distance to the Lake Macquarie Yacht club which is located on the lake offering wonderful meals and live entertainment! Capture all the sailing action and competitions for the coming season with a bird's eye view of some of the most magnificent sailing boats and skiffs.

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