



# FOR SALE

## SHEER - SCALE FAMILY HOME, BESPOKE DESIGN & BREATHTAKING VIEWS

Pure luxury is redefined. Welcome to 23 Lorimer Street, one of Bathurst's most premiere properties. Representing the epitome of family living, this breath-taking home combines modern architecture with panoramic city and mountain views and vast open spaces to create an unparalleled five-star oasis. Spanning two very spacious levels this masterpiece has been perfectly positioned to maximise a dream aspect – flaunting immersive, far-reaching views and an exceptional floor plan. Perfectly pairing opulent facilities with family friendly design features, each level offers magnificent living and entertaining spaces before spilling out to lush green gardens with exquisite views from every angle.

Features include:

- Exceptional Bluechip location combining 180 degree views with effortless proximity to the Schools, Bathurst CBD, Hospital and recreational facilities.
- Grand entry foyer immediately impresses with high ceilings and hardwood timber flooring
- Large 1056 sqm block with grand circular driveway artfully embellished with exquisite landscaping.
- Architecturally designed entertainers oasis spanning two inspired levels, showcasing seamless indoor and outdoor integration.
- Six generous bedrooms
- The expansive main (entry) level is devoted to an excellent main bedroom suite (with its own ensuite bathroom and home office) and a sequence of immersive social zones, connecting an open-plan lounge, huge dining and kitchen area with a phenomenal formal living, with large windows that take in the spectacular views. Stepping outside to the elevated undercover alfresco entertaining area which enjoys the 180 degree panoramic views.
- Self contained apartment with kitchen, bathroom and living area on the main level also with access to the alfresco dining with views

6 BED | 5 BATH | 5 CAR

PRICE:  
Property Showcase

OPEN FOR INSPECTION:  
N/A



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GROUND FLOOR PLAN

This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only. Boxbrownie.com gives no guarantee, warranty or representation as to the accuracy and layout. All enquiries must be directed to the agent, vendor or party representing this floor plan.



LOWER GROUND FLOOR PLAN

Lower Ground Floor :275.5Sqm  
Ground Floor :433.1Sqm  
Total :708.6Sqm



23 Lorimer Street, Llanarth, NSW

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.