

WHERE THE HAMMER FALLS



DADDY'S HOME

The successful bidder of 1796 Pittwater Road, Bayview said it was the perfect Father's Day present: acquiring a blue ribbon waterfront. He was very excited at the buy. The large home with pool and jetty sold for \$6.1 million under the hammer and Jim Langford, of Langford Property Partners reckons the prestige buyers are back.

BEST AUCTION

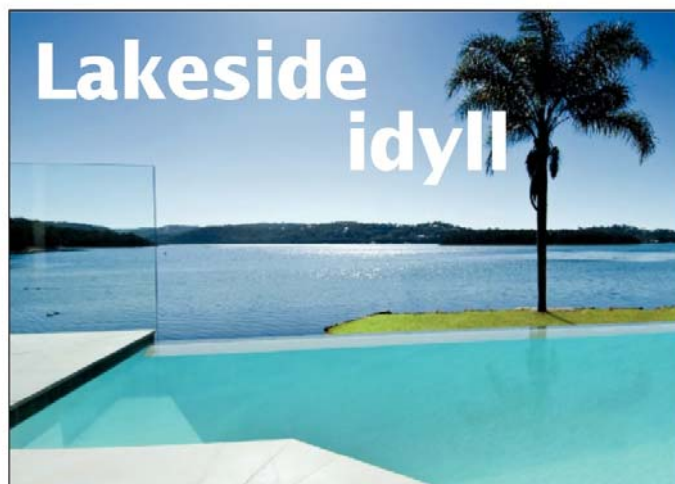
Expect to see more auctions in Killarney Heights following a great sale at 2 Larne Pl recently. The nine-year-old home had five people after it, bidding opened at \$900,000 and the hammer fell at \$1.339m. Sam Piffalin, of Raine and Horne Forestville said it was the best auction he had been involved in.

DECEASED ESTATE RENO

New owners of 6 Smith St Manly will renovate. Yorrick Sweetnam from Sweetnams said the local family who bought the three-bed semi are upgrading from a unit and paid \$901,000 at last weekend's auction for the original deceased estate. The auction got six bidders and sold for \$50,000 more than expected.

BIG ENOUGH OFFER

A couple from the inner-west came in with \$1.44 million prior to auction of to take a four-bedroom home at 52 Pitt Rd, North Curl Curl off the market. Sandy Cairncross, of Belle Property Seaforth said the buyer knew what he wanted and made a big enough offer to secure it.



Architect-designed 41 Mactier St takes full advantage of the stunning waterfront.

Kathryn Welling
property editor

TERRY and Wendy Mullens know how to pick a winner. They were part owners of Sebring, the most valuable racehorse in the world; and always choose brilliant waterfront positions when they buy property.

The Manly couple hit the headlines last year when Sebring, the horse they part-owned, won the Golden Slipper and was able to command millions for stud. The chestnut sold for \$30 million, not bad for a \$20,000 share which at first Terry thought was money down the drain.

Less of a gamble is picking prestige property spots. They have already set some property records for buildings they have built from the highest sale price for a house on Hamilton Island to

the highest price for a house in Cremorne, to the highest price for a one-bedroom apartment in Manly.

They now have their sights set on a record for Narrabeen Lakes with this architect-designed residence on a rare north-facing parcel of land stretching right to the lake's edge and with the beach at the end of the road.

"Every room has a water view, you can't see any houses and there is only one neighbour, which is extremely rare ... you feel you could be anywhere in the world," Terry said.

Wendy brings her designer knowledge to the fitout and has won HIA awards for best kitchen and best use of glass.

"This is easily her best work," Terry added.

The kitchen is clutter-free with a five-metre stone island benchtop, two Miele ovens, five-

burner gas cooktop and massive walk-in pantry which includes a wine cellar.

The house has four bedrooms and a large study or separate living room, five bathrooms, double garage and a wet-edge swimming pool upstaged only by the lake itself. The formal lounge has a fireplace and both living areas have stackable doors opening all the walls up to the north-facing balcony, covered outdoor entertaining area and heated swimming pool. There is an additional study area on the mezzanine floor overlooking the living room.

The master bedroom is an inspiration with freestanding bath looking over a balcony and the lake.

Architect Simon Jonid who uses Feng Shui and who has designed casinos worldwide designed this home called Lakeside



Terry and Wendy Mullens with daughter Aubrey at the races.

41. It is low-maintenance on a 738sqm block and it goes to auction on Saturday September 26 with bidding from \$2.5 million. Inspect today or Thursday between 11am and noon or on Thursday between 5.30pm and 6.30pm. Details on 41 Mactier St, Narrabeen from BayView Beach Real Estate, Mona Vale on 9999 1373.

Real Estate Manly Daily Index

21040291 man wk11

Andrew Blake	6	Edwards & Orr	7	Langford Property Partners	6	Ray White	67-73
BayviewBeach Real Estate	79	Elders	36-38	LJ Hooker	39-56	Richardson & Wrench	14-15
Belle Property	26-35	First National	17-18	McElwaine Property	56	Stockland	16
Craig Connell Realty	7	Gigliotti Real Estate	56	McGrath	57-66	Sweetnams	8
Cunninghams Property	20-24	Global Property Group	35	Metrickon	80	The Novak Agency	9
Delmege Residential	7	Klaric Partners	18-19	North Harbour Real Estate	35	The Professionals	25
Donovan Prestige	5	Laing & Simmons	56	Patterson Morton	15		
Doyle Spillane	12-13	Lanchester Wildash	12	Raine & Horne	74-78		

Real Estate Advertising Enquiries 9977 3333

Classifieds: CNG Contact Centre 131 979