



3 Little Edward Street, Balmain East.

5 浸 2 滙 1 瀨

Private deep waterfront with world-class harbour and city views

View by appointment

Tightly held for 41 years and offered for only the second time, this street-to-waterfront property occupies approx. 607sqm in one of the area's most secluded harbourside enclaves and with panoramic views over the harbour encompassing the Anzac Bridge, Jacksons Landing, Pirrama Park, Darling Harbour, the city and Barangaroo. The home is tucked away in a highly regarded location and features landscaped terraced gardens to the water's edge including approx. 91sqm of boating facilities, a swimming pool and a side gate at the waterfront providing access to the neighbouring beach and tidal pool. The home showcases two light filled levels with thoughtful renovations designed to maintain both architectural authenticity and modern comfort, including a unique chalet-style retreat upstairs with solid timber cathedral ceilings. A true paradise for entertaining, the home combines generous space, floorplan flexibility and spectacular unobstructed views in a breathtaking location.

- Entry with soaring double height ceilings and leadlight windows
- Beamed timber ceilings, exposed brick and solid hardwood floors
- Each level opens to rear balcony taking in the extraordinary views
- Spacious living & dining areas plus two studies that offer versatility
- Island kitchen/...

Property information

Property ID	110P11997
Property type	House
Land size	607.0 sqm
Council rates	\$2577.0 per quarter
Water rates	\$204.0 per quarter

Guide

Auction Guide \$11,000,000

Auction

Sat 29 Nov 2025, 1:30PM

Next inspection

Tue 25 Nov 2025, 5:45 - 6:30PM
Sat 29 Nov 2025, 12:45 - 1:30PM

Contact

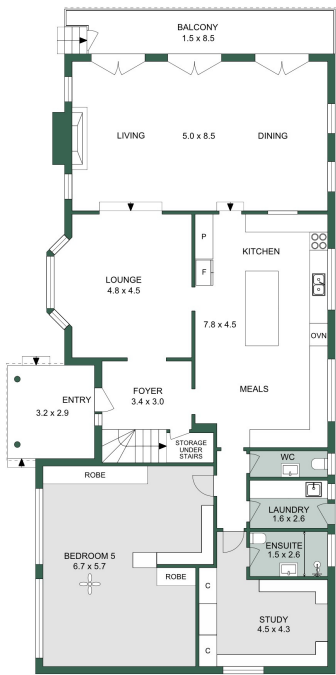
Lynsey Kemp
Principal

0428 244 373
lynsey.kemp@belleproperty.com

Rebecca Williams
Real Estate Agent

0401 728 252
rebecca.williams@belleproperty.com

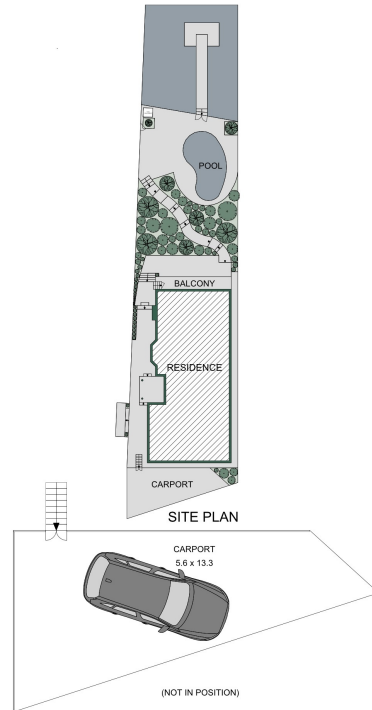




LOWER LEVEL



ENTRY LEVEL



APPROXIMATE AREAS	
Internal Area	353 sqm
Pontoon/Berth	91 sqm
Total Land Size	607 sqm

The site plan and floor plan are not to scale; measurements are indicative and in metres.
 Bushes and trees are placed for illustration purposes. Plans should not be relied on.
 Interested parties should make and rely on their own enquiries.

