

**16 Old Saddleback Rd, Kiama, NSW 2533****Auction**

House 4 3 3



## A Grand Coastal Sanctuary of Space, Luxury and Resort-Style

Set on an impressive approx. 1,000sqm corner parcel in one of Kiama's most tightly held residential pockets, 16 Old Saddleback Road is a residence of rare scale, refinement and lifestyle indulgence. This substantial family estate delivers a grand sense of arrival, expansive living zones and resort-style outdoor entertaining, all just minutes from Kiama Surf Beach, the vibrant town centre and the iconic Kiama Lighthouse, with swift access to the Princes Highway for effortless commuting and weekend escapes along the coast.

### Open for Inspection

Sat, 07 Feb 2026 - 10:00 AM to 10:30 AM

### Auction Details

25/02/2026 at 5:30 PM

Behind its manicured façade, the home unfolds across two generous levels, offering four oversized bedrooms upstairs, including a truly opulent master suite complete with a private retreat and its own balcony sanctuary, the perfect place to enjoy morning coffee or unwind in the evening coastal air. Three full bathrooms service the home with ease, while ducted air conditioning and ceiling fans ensure year-round comfort throughout. An upstairs rumpus provides an ideal retreat for children or guests, complemented by a triple garage and a laundry with abundant storage, all thoughtfully designed to enhance everyday living.

Downstairs, a formal living room with adjoining study sets an elegant tone for quiet relaxation or working from home, while a dedicated theatre room creates the ultimate cinematic experience. A separate family living zone, centred around a gas fireplace, offers a warm and inviting space to gather, and the expansive kitchen, equipped with a gas cooktop, electric oven, dishwasher and a generous walk-in pantry, flows seamlessly to the dining area and out to the spectacular alfresco, making entertaining effortless.

Outdoors, the property becomes a private coastal resort. A huge raked and covered alfresco area with a fully equipped outdoor kitchen, including BBQ, sink, fridge and hotplate, overlooks the in-ground solar-heated saltwater swimming pool, creating the perfect setting for long summer days with family and friends. A second covered alfresco by the pool provides a tranquil retreat for relaxed afternoons and evening entertaining, all framed by beautifully landscaped gardens and an expansive yard offering exceptional space, privacy and a true sense of escape.

This is a home that not only offers luxury and scale, but a lifestyle defined by coastal living, where beaches, cafés, scenic walks and Kiama's vibrant community are all just moments from your door. A residence that effortlessly combines prestige, space and convenience, delivering an exceptional family lifestyle in one of Kiama's most desirable settings. Homes of this calibre, on land of this scale, so close to the beach and town, are rarely offered and even more rarely matched. Contact Amanda Bonnici on 0457 088 911 for your private inspection.

**Listed By**

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Listing Number: 3519810