

1 - 4/312 Park Avenue, Kotara, NSW 2289

House For Sale

Monday, 18 March 2024

1 - 4/312 Park Avenue, Kotara, NSW 2289

Bedrooms: 4

Bathrooms: 2

Parkings: 1

Type: House



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Ideally situated near Westfield Kotara, local amenities, cafes, and parks, these newly constructed, high-quality townhouses offer a desirable lifestyle of refined yet low-maintenance living. Spanning two levels, these homes are thoughtfully designed to separate living and sleeping areas, featuring three bedrooms and a family bathroom on the upper level, while a spacious open-plan living and kitchen area dominates the lower floor. The kitchen exudes freshness and timelessness with its beautiful stone benchtops, island bench, and Kleenmaid appliances, including a dishwasher, 4-burner gas stove top, and electric oven. Additional highlights include oversized fridge space with plumbing and soft-closing doors and drawers. The appeal extends to the lower level with wood-look flooring and ample living space flowing seamlessly to the outdoor entertaining area and fully fenced yard, providing a sense of privacy and tranquility. These meticulously presented homes embody practicality and quality, with the master bedroom featuring a walk-in wardrobe and ensuite, two additional bedrooms equipped with ceiling fans and built-in robes, and a fourth bedroom or study perfect for remote work or study purposes.

- Townhouse 1 - 196.2 sqm internal size- Townhouse 2 - 193.6 sqm internal size- Townhouse 3 - 193.6 sqm internal size- Townhouse 4 - 196.2 sqm internal size- Townhouse 13 - 164.43 sqm internal size - 3 bedrooms, 2 bathrooms, 1 car- Stunning kitchen with stone benchtops, island bench, and Kleenmaid appliances- Dishwasher, 4-burner gas stove top, and electric oven- Oversized fridge space with plumbing and soft-closing doors and drawers- Wood-look flooring on the lower level- Ample living area flowing to outside entertaining space and fully fenced yard- Master bedroom with walk-in wardrobe and ensuite- Modern family bathroom with separate bath and shower, plus separate W/C- Additional W/C located downstairs- Extras include Actron Air Ducted Air Conditioning, ceiling fans, and stylish plantation shutters- Instantaneous gas hot water system and 4000-litre water tank- NBN Ready- Zoned for Kotara South Public School (Kindergarten to Year 6) and Kotara High School (Years 7 to 12)* This information has been prepared to assist solely in the marketing of this property. While all care has been taken to ensure the information provided herein is correct, we do not take responsibility for any inaccuracies. Accordingly, all interested parties should make their own enquiries to verify the information.