

# 1 Ivy Street, Bowral, NSW 2576

## House For Sale

Wednesday, 24 April 2024

1 Ivy Street, Bowral, NSW 2576

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 766 m<sup>2</sup>

Type: House



Duncan Hill

0414486114

## Contact Agent

Tucked away in a serene spot, this elegant home embodies the essence of peaceful living without compromising on convenience. Its enchanting surroundings, adorned with vibrant foliage, create a captivating backdrop that evolves with the seasons. The coveted walk-to-town location in Old Bowral adds to the appeal, offering easy access to nearby shops, cafes and parks. It's the perfect balance of tranquillity and accessibility, providing a welcoming retreat from the outside world where one can enjoy the simple joys of life. We would love to introduce you.

Features include;

- Plantation shutters
- Floor-to-ceiling linen drapes
- Ducted central heating and cooling
- Ceiling fans
- Woollen carpets
- Kitchen with Bosch appliances including induction cooktop, pyrolytic oven and dishwasher, pantries with storage and microwave space, Caesarstone bench tops, soft close doors and drawers
- Open plan kitchen, dining and living area with floor-to-ceiling sliding doors that connect the living to the garden
- Formal lounge with doors to the sun-drenched, north-facing, exposed sand-stock brick-walled courtyard
- Main bedroom with fitted-out walk-through wardrobe
- Ensuite featuring solid oak cabinetry, 40mm stone benchtop, large frameless shower screen and underfloor heating
- Second bathroom with built-in-bath, separate shower and heated towel rail
- Bedrooms 2 and 3 with built-in wardrobes, one with a split system air-conditioning
- Large laundry
- Linen cupboard
- Corner frontage
- Post and rail fencing
- Spacious under-house cellar/storage
- Double carport with lockable storage and undercover access
- Fully enclosed yard with irrigation system
- Pebblecrete paths
- Established, landscaped garden with mature trees
- Views over Bowral