

**10 Bolton Street, Kelso, NSW 2795**

**BESTWICK** |

**House For Sale**

Wednesday, 15 May 2024

10 Bolton Street, Kelso, NSW 2795

**Bedrooms: 5**

**Bathrooms: 2**

**Parkings: 4**

**Area: 1741 m2**

**Type: House**



Mitchell Bestwick



Caitlin Golding  
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**\$1,100,000 - \$1,200,000**

Tucked away on a private & flat 1,741sqm block, this executive-style family residence epitomizes the perfect blend of luxury and functionality. Offering the perfect proportions throughout the entire home, high end finishes, modern elegance & the envious outdoor entertaining, shedding & in-ground pool; all in this one package! \*\*Free SMS the keyword 10bolton to 0488 844 557 to receive an instant link to the online property brochure which includes Contract of Sale, Council Rates, Floor Plan, Additional Photos and more.\*\*Features Include:\* Upon entry you will be instantly impressed by the space and luxury that is presented. Wide entry foyer leads directly into the North facing open plan living, dining and kitchen area.\* The main living area captures the masses of natural light and boasts an eye-catching stone feature wall as a beautiful backdrop for the freestanding woodfire place, providing a cosy ambience. \* Stylish kitchen features a large island with 40mm waterfall stone bench tops, stainless steel appliances including 900 series gas cooktop and electric oven, dishwasher, and a surprisingly spacious walk-in pantry. \* A separate media room/formal lounge is located off the entry, perfect for after dinner movie nights with the family.\* Luxurious master suite is positioned separately and features a huge hidden wardrobe and stylish ensuite with floor to ceiling tiles.\* Four additional bedrooms will impress, with the size of these larger than some people's living rooms, all boast built-in wardrobes and fans.\* The tasteful main bathroom features floor to ceiling tiles, spacious shower and a generous soaker bath, perfect for relaxing after a long day at the office.\* Sizeable & stunning laundry is a dream to work in, with a floor to ceiling wall of storage, gold accessories, & provides direct access outside to the clothesline.\* Oversized automatic lock-up garage is attached to the home & provides internal access, an additional powder room - perfect for use when in the pool, and a walk-in storage area fitted with plenty of shelving to keep the space tidy. \* The inviting & spacious alfresco area links the family room to the enormous yard, & has been designed with a pitched roof, ensuring the Northern aspect is maximised & to allow the Winter sun to naturally warm the home.\* Ducted and zoned reverse cycle heating and cooling, in addition to the wood fire, provides for year-round comfort.\* 10.56kW solar system positioned due North will ensure maximum efficiency to reduce the living costs of the home.\* In-ground, heated salt water swimming pool is perfect for the warmer months.\* The deceiving 14x9m powered Colorbond shed with workshop is located at the back of the block with vehicle access via the side of the home.\* Conveniently located within close proximity to local schools, shops and public transport.This property is a rare gem that won't stay on the market for long. Arrange a viewing today and make this your forever home!