

105 Kingstown Road, Woodberry, NSW 2322

House For Sale

Thursday, 21 December 2023

105 Kingstown Road, Woodberry, NSW 2322

Bedrooms: 4

Bathrooms: 2

Parkings: 3

Type: House



Rob McCorriston
0240286693

DOWLING PREVIEW

Welcome to 105 Kingstown Road, Woodberry. This immaculate brick & colorbond 4-bedroom home is situated on a 607sqm level block with and has the added benefit of no rear Neighbour's, pristine rural views & provides the perfect opportunity for all buyer's groups to make this one...home. Nestled in a quiet location, you will instantly fall in love with the practicality of the floorplan, the generous spaces, the open plan layout and a seamless flow of indoor living meets outdoor entertaining as well as the luxury of your own hidden, private oasis in the form of manicured yards and an impressive 40,000 litre Narellan Symphony inground freshwater pool – with impressive features to match. Features Include:- Master bedroom with ceiling fan, new carpet, built-in wardrobes and ensuite – including shower, vanity and WC.- Bedrooms 2, 3 & 4 are all great size rooms & all come with built-in wardrobes, new carpet and ceiling fan- Open plan combined lounge and dining area with laminate flooring throughout & split system AC- Beautifully presented renovated kitchen with European electrical appliances including, dishwasher, electric oven, electric cooktop rangehood & plenty of storage as well as island bench with further storage, breakfast bar as well as the added luxury of a meal prep area to the side- Main Bathroom with separate shower / bath, vanity and WC- Internal laundry with further storage solutions- Rear covered outdoor entertaining area with rural views- Triple car carport with access to rear yard- Plenty of grassed area for the kids - fully fenced- 6.6kw SunGrow solar system- Inground fresh water chlorinated pool with swim jets (for fun & fitness), heat pump to swim throughout the cooler months as well as water fountain and LED lighting & bar area off to the side- 2 x water tanks (1 x 5000l and the other 1 x 2000l)- Security shutters + security system Other Features Include:- School catchment for Woodberry Public | Francis Greenway High School- 15 Minutes' walk to Beresfield Business District | 8 Minute walk to Beresfield Train station- 31 Minute drive to Merewether Beach | Dixon Park Beach Outgoings:- Council rates - \$537.00 per quarter approx.*- Water Rates - \$250.00 per cycle + Usage approx.* Contact Rob McCorriston Today on 0406 121 166 for further information. Disclaimer: All information contained herein is gathered from sources we deem reliable. Nonetheless, we cannot guarantee the information's accuracy and act as a messenger only in passing on information. Interested parties should rely on their own enquiries. Some of our properties are marketed from time to time without price guide at the owner's request. This website may have filtered the property into a price bracket for website functionality purposes. Any personal information given to us during the course of the campaign will be kept on our database for follow up and to market other services and opportunities unless instructed in writing.