

**105n Meridian Street, Walcha, NSW 2354**

Laing+Simmons

**House For Sale**

Wednesday, 17 April 2024

105n Meridian Street, Walcha, NSW 2354

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 1**

**Area: 1734 m2**

**Type: House**



Frazer Yule

0478684231

**Price Guide: \$530,000 - \$580,000**

Introducing a truly charming residence at 105N Meridian Street, Walcha, a quintessential Californian-inspired weatherboard home, tailored specifically for families seeking the warmth of a village community in the heart of New South Wales. This delightful home, nestled atop a ridge atop of the thriving Walcha village, offers an idyllic lifestyle just a stone's throw from local boutiques, art galleries, and inviting cafes. The property features a quartet of generously-sized bedrooms, three of which come complete with built-in wardrobes, while the master bedroom benefits from a private ensuite, providing a peaceful retreat for the heads of the family. The two separate, spacious living areas afford ample room for family activities and relaxation, and the open plan kitchen-dining space extends onto a paved area at the front of the house, where one can relish the eastern morning sun with a rejuvenating cup of tea. The home is designed with extensive glazing and oversized doors off the living area, ensuring each room is bathed in natural light and offers picturesque views of the surrounding established gardens. Add to this, ducted air conditioning throughout ensures a cosy atmosphere no matter the season. The rear of the property features a magnificent, pitched-roof entertaining area soaked in northern sunlight, perfect for hosting guests or simply enjoying the outdoors with loved ones. Additionally, the home includes a large, single-door lock-up garage that doubles as a workshop. With its beautiful surroundings and exceptional features, 105N Meridian Street stands as a testament to comfortable and elegant family living in the serene setting of Walcha. Disclaimer: We have obtained all information from sources we believe to be reliable, however we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.