

**11 Diamond Circuit, Rutherford, NSW, 2320**

**Sold House**

Wednesday, 6 September 2023

**Altitude.**

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**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



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## Beautifully Presented Family Home, Easy To Make Your Own

Wonderfully situated on a neat corner block, this light and spacious single level home offers wide frontage on Diamond Circuit and Opal Street, just moments from amenities in Rutherford and Maitland. Set within a quiet, family friendly location, the home is entirely effortless, showcasing two light-filled living spaces enhanced by glossy white tiling and a bright, neutral palette. Opening out from the family room, this space creates an easy flow to a paved patio and fenced grassy area, perfect for entertaining and kids at play. Completing the home, there are three bedrooms including a generous master with walk-in robe and ensuite and a double garage with integrated laundry and handy internal access.

- Easy-to-maintain corner block, with wide frontage on two sides
- Well presented brick-and-tile home built in 2011, feels light, bright and welcoming throughout
- Two living spaces offer versatility within the layout, creating a blank canvas easy to make your own, or ideal for the rental market
- Low maintenance inside and out, flaunting an indoor-outdoor flow to paved entertaining area and fenced backyard
- Picturesque outlook to bushland from yard, completed by handy garden shed
- Open kitchen features gas stovetop, stainless steel appliances, pantry, breakfast bar dining
- Master bedroom with walk-in robe and ensuite with shower
- Two additional robed bedrooms, situated around central bathroom with corner bath and shower
- Split-system AC in family room, assisted by ceiling fans throughout
- Double garage with integrated laundry, internal and external access
- Close to Walka Water Works, offering trails and pretty picnic spots
- Moments from Rutherford Public School, bowling clubs, sporting fields, shops and amenities
- Nearby Telarah Station provides access to Newcastle Interchange in 35 minutes
- Or drive 36km to Newcastle CBD in around 40 minutes