

12 Clarence Street, Glenbrook, NSW 2773

CHAPMAN

Sold House

Wednesday, 3 April 2024

12 Clarence Street, Glenbrook, NSW 2773

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 1322 m2

Type: House



Sarah Watson

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Contact agent

LOCATION: Set back from the street on an expansive, completely flat block of approximately 1322m² with rear lane access. Located towards the end of a no through road, in a quiet pocket of Glenbrook. Within 900m (approx.) of Knapsack Park with oval, Knapsack Reserve with bush trails & lookouts, bowling club, parks, primary school and Glenbrook village.**STYLE:** Perfectly positioned to soak up the stunning aspect from every single window, this resort style single level home offers a wonderful lifestyle highlighted by the gorgeous entertainer's garden, ideal for family life.**LAYOUT:** Exquisite attention to detail, this luxurious home combines a sun-drenched open plan design with family living in mind - spacious living room & enormous chef's style kitchen, media room (or 5th bedroom), 4 generous bedrooms (master with walk-in robe & ensuite, 3 other bedrooms with built in floor to ceiling robes, additional ensuite to the second bedroom), stunning family bathroom, conveniently located laundry with external access, 3.5 bathrooms in total.**FEATURES:** Modern "eat in" gourmet kitchen with adjoining butlers kitchen, natural gas cooking, ILVE 6 burner freestanding range, ample bench & cupboard space, polished concrete flooring throughout (32mpa industrial strength concrete), downlights, extra high ceilings square set, 2350 high doors throughout, commercial three phase heating/cooling system all with separate zoning, ceiling fans inside and out, mud room with custom hardwood bench/shelving & barn door, covered front veranda with polished concrete flooring, study/office area, built-in media room cabinetry, double glazed commercial frame windows capturing the natural light and filling every aspect of the home, plenitude of storage space, louvre windows, sound proof insulation, thermally built to be cool in summer/warm in winter, Canadian Oregon house frames 45 x 90 (built on site), hardwood outdoor trims - around sliding doors and front bedroom window, hardwood 200x200 Ironbark posts, 13mm gyprock throughout the house, daybed perfect for those lazy summer afternoons, 85m² covered entertaining alfresco area with downlights & fan, 320 square meter recycled brick driveway/pathways (from the old tram sheds at Harold Park), industrial style outdoor kitchen area, tool/storage shed, multiple sheds blending in seamlessly with overall look of the property, mud kitchen, chook run, water tank x2 (3000lt & 10,000lt), lovingly maintained front and rear gardens with thoughtfully selected plants, fruiting macadamia tree, pecan tree, dual access, oversized double garage, ample driveway and off-street parking (plenty of room for caravan/boat/trailer), can drive through both sides of the property to access the back of the property. A true flagship Glenbrook property in a highly sought after Blue Mountains location.**Disclaimer:** All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy & interested persons should rely on their own inquiries.**Disclaimer:** All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own inquiries.