

**12C Croobyar Road, Milton, NSW 2538**



**House For Sale**

Friday, 19 April 2024

12C Croobyar Road, Milton, NSW 2538

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Kate Wise

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## Price By Negotiation

Beautifully designed and built in 2020, by award winning builders, this single level home includes all of the lovely country touches one expects in Milton; whilst incorporating stylish modern finishes. Personifying country elegance with 2.73m ceilings and Spotted Gum timber flooring throughout the living areas, the home exudes warmth and charm. Commanding a lovely street presence with a pretty garden and full length verandah, that simply draws you in like a warm hug on an Autumn day! Positioned at the front of the home is the separate living area which can also serve as a fourth bedroom. The kitchen offers plenty of storage, and stone benchtops as well as a gas cooktop, electric oven and integrated dishwasher. Overlooking the family room and dining area, the living area is bathed in natural light and perfect for entertaining. Bring the outdoors inside, with the double sliding doors opening onto the spotted gum entertaining deck creating a lovely open space to relax and capture the morning sun. Featuring professionally designed gardens and a north-facing fence with glass panels to allow the sunlight to stream through, the backyard is private and low-maintenance. Featuring a lovely master bedroom with WIR and decadent ensuite with a double basin vanity, shower and heated towel rails. The main bedroom is tucked away from the other two bedrooms creating a sense of privacy and luxury. Bedrooms 2 and 3 are generous queen sized rooms and include BIR's. The main bathroom is beautifully appointed and features, bath, shower, toilet and vanity plus heated towel rails. The remote control double garage is spacious and has been built to accommodate tall vehicles with a door height of 2.36m and internal access. There is a garden shed, and a 4000 litre water tank. Acoustic laminated glass windows and the added bonus of a solar hot water system will ensure that power bills are kept to a minimum. Located just a short walk to Milton village, this home is perfect for those looking for a low-maintenance, master-built residence with nothing to do apart from relax and enjoy the south coast lifestyle. To arrange a private inspection contact Kate Wise on 0404 413 866. Features: • Master built by local builder Greenscape Constructions • 3 bedrooms • 2 bathrooms • Single level • Country elegance • 2.73m ceilings throughout • Spotted Gum flooring and decking • Professionally designed, low-maintenance gardens • North facing with glass panel fence to capture sunlight • Reverse cycle air-conditioning and ceiling fans • Acoustic laminated windows at the front of the home & soundcheck plasterboard • Solar hot water system • Water tank • Walk to Milton's iconic Altar Bar & Harvest Bar • Short walk to famous Heritage Bakery • Private rear courtyard • 800m to Milton's cafe's and restaurants