

# 13 Belmore Street, Bowral, NSW 2576



## House For Sale

Friday, 12 April 2024

13 Belmore Street, Bowral, NSW 2576

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 696 m<sup>2</sup>

Type: House



Henry Capel

## Contact Agent

“Hawthorn” Tucked away on the fringe of Bowral’s shopping and dining hub, this beautiful residence sits behind a stylish façade with a sprinkling of camellias enhancing its street appeal. Spanning a spacious single level, stepping inside you’ll feel instantly welcomed with its impeccably presented interiors evoking a real sense of home. Crowned in 9-foot ceilings, you’ll also benefit from two sizeable living spaces, a modern kitchen and three bedrooms, with a fabulous entertaining deck overlooking the extremely easy-care garden. If you’ve been considering downsizing your living without compromising your lifestyle, this home provides the perfect option!- Formal lounge and dining room flows through to an expansive open plan living area, with timber laminate flooring in both.- Granite benchtops feature in the modern kitchen with breakfast bar, as well as a Smeg induction cooktop, dual wall oven, and a Bosch dishwasher.- Three bedrooms, two with built-in robes, one skylit, and the large master with a walk-in robe and ensuite.- Generously sized main bathroom includes both a shower and bathtub, with an adjoining WC.- Bi-fold doors retract to unite the living area with the alfresco deck, boasting a leafy outlook, mountain glimpses, BBQ gas point and remote controlled awning.- Private rear garden is appealingly easy-care, framed in established trees and hedging, and thriving vegetable beds complete with watering system.- Enjoy year-round comfort via a zoned Daikin ducted heating/cooling system, along with a gas point in the living room.- Secure double garage provides internal entry to the home, while a Networx NX 17 alarm gives peace of mind.- Additional features include Rinnai gas infinity hot water heating, solar roof panels and a water tank. Enviably located just a short walk to town, providing the ultimate in convenience and accessibility. For more information or to arrange a Private Inspection please contact Henry Capel on 0431 190 368 or [henrycapel@oneagency.com.au](mailto:henrycapel@oneagency.com.au)