

# 13 Darch Place, Mittagong, NSW 2575



## Sold House

Friday, 20 October 2023

13 Darch Place, Mittagong, NSW 2575

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 2**

**Area: 917 m2**

**Type: House**



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## Contact agent

Nestled in a tranquil cul-de-sac, this generously sized and superbly designed residence seamlessly fuses country charm with contemporary elegance, providing captivating vistas that extend across Mittagong. Positioned on an elevated 917sqm parcel, this property enjoys the advantage of Alexandra Reserve as its rear neighbour. With Mittagong Park, Lake Alexandra, Mittagong Golf Club, and all the conveniences of Mittagong township in close proximity, ensuring this home offers an unparalleled lifestyle for you and your family. Designed for spacious living and entertainment, this home boasts a floor plan that caters to large families or those who enjoy entertaining friends and family. The central focal point is an open-plan kitchen featuring luxurious 40mm stone countertops, an integrated fridge, high-quality Perrin & Rowe tap ware, and premium appliances, including a Lacanche oven imported from France. Additionally, a separate Butler's Pantry is accessible via a traditional sliding barn door, adding to an abundance of storage, not to mention much sought-after Highlands charm. The dining area features well-conceived banquette seating, encircling the table and providing the ideal spot for family dinners and gatherings. The comfortable lounge room offers breathtaking views, while the secondary living room hosts a slow combustion wood fireplace, crafting the ideal atmosphere for cosy spending evenings. This home offers flexible accommodation options. Downstairs, there is a separate study (ideal work from home space) and two welcoming bedrooms, both featuring meticulously designed built-in robes. They share an exceptional main bathroom adorned with travertine tiling, a stone vanity, Perrin & Rowe tap ware, and high-quality cabinetry. Upstairs, you'll discover a stunning main bedroom with dormer windows, an elegant ensuite, and a spacious walk-in robe. Additionally, there's a roomy guest bedroom complete with a vanity and mini bar, and a generously sized rumpus room equipped with an electric fireplace and bar area (or optional fifth bedroom). Outside features a full-length veranda extending along the front of the home and a magnificent entertaining deck with bespoke fire pit and low maintenance lawn area to the rear. For additional information or to arrange an inspection please contact Debbie on 0400 339 449 or David on 0438 846 199. Additional features include:- Sale by online Auction on 22 November @ 3pm (if not sold prior)- Jarrah timber flooring, plantation shutters, superb feature lighting and high ceilings- Ducted gas central heating and three split-system air conditioning units to the master suite, guest bedroom and dining room- Slow combustion wood fireplace in the downstairs family room and electric fireplace in the upstairs rumpus room (or optional fifth bedroom)- Beautifully appointed country laundry with upstairs chute, accessed from the main ensuite- Double garage (potential for 3rd vehicle) with auto door, underfloor cellar/storage- Indoor Bluetooth speaker system and Bose outdoor speakers- Understairs storage/cupboard area- Established, low maintenance gardens, complete with fire pit Disclaimer: All information contained herein is obtained from property owners or third-party sources which we believe are reliable, with no reason to doubt its accuracy. All interested person/s should rely on their own enquiries.