

**13 Mitchell Street, Coffs Harbour, NSW 2450**

NOLAN PARTNERS

**House For Sale**

Thursday, 25 April 2024

13 Mitchell Street, Coffs Harbour, NSW 2450

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Area: 797 m2**

**Type: House**



Craig Gardner  
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**\$995,000 - \$1,050,000**

Nestled in a serene neighbourhood, this charming highset home offers the perfect blend of tranquillity and convenience. Located mere minutes from schools, sporting fields, and just a short 5-minute drive to the pristine beaches and waterways that grace Coffs Harbour's stunning coastline, your dream lifestyle awaits. Four bedrooms provide ample accommodation, catering to the needs of a growing family or those looking for extra space. The main and downstairs bedroom boast ensuites, offering privacy and comfort, while the other two bedrooms feature generous built-ins and are serviced by a fully renovated second bathroom. The heart of the home is an expansive open-plan living, dining and kitchen area, this versatile space is designed for modern living and effortless entertaining, with seamless indoor-outdoor flow onto the elevated undercover alfresco area, here you can host the largest of family gatherings while taking in the panoramic hinterland vista. Recently renovated, the kitchen is a culinary haven where cooking up a storm is a breeze. Revel in the luxury of 40mm stone benchtops, providing ample workspace for meal preparation, while the Bosch dishwasher and abundant cupboard space ensure both functionality and style. The lower level of the home offers versatility and convenience, with a double remote garage providing secure parking for vehicles. Additionally, there's a workshop for the home handyman, allowing for tinkering and DIY projects. The fourth bedroom on this level, complete with its own ensuite, serves as a perfect teenage retreat or guest haven, providing privacy and independence when needed. Additional features include under-house storage, solar power, side access to the rear yard & beautifully manicured gardens and a fully restored roof including repointing & painting. This meticulously maintained home offers the ideal opportunity for growing families or those seeking to downsize without compromise. Don't miss your chance to make this immaculate property yours Council Rates: \$3,247 pa (approx.) Land Size: 797.8 sqm (approx.) Zoning: R2