

14 Cordeaux Street, Louth Park, NSW 2320

House For Sale

Friday, 26 January 2024

14 Cordeaux Street, Louth Park, NSW 2320

Bedrooms: 4

Bathrooms: 2

Parkings: 8

Area: 1500 m2

Type: House



Nick Clarke
0240043200



Courtney Lantry
0240043200

PROPERTY PREVIEW

Property Highlights:- A custom designed McDonald Jones home with spacious rooms and quality features throughout.- Open plan living and dining, media room and family room with dedicated study nook.- Luxury kitchen with a 20mm Caesarstone countertop, stainless steel undermount sink, mixer tap, a built-in 900mm Fisher and Paykel oven, induction cooktop and integrated range hood, dishwasher, a glass splashback, built-in pantries plus a large butler's pantry.- Three generous family bedrooms with built-in robes, ceiling fans and premium carpet.- Spacious master suite with a private alfresco, a large walk-in robe and a luxury ensuite with a twin shower with ceiling mounted shower heads, large format tiles, a freestanding bathtub, dual floating vanities with 20mm Caesarstone benchtops and top mount basins.- Family bathroom with a 20mm Caesarstone benchtop, a built-in bath, a separate shower with a built-in recess and separate WC, as well as an additional powder room and a dedicated laundry.- 25kw solar system with 63 panels, heat pump hot water system, Actron Air 2 zone ducted air conditioning, 5800L water tank, a smart lock on the front door and a unified key system.- 2.7m ceilings, wood look tiles, premium carpet, frosted glass windows and aluminium shutters throughout.- Extra wide entertainer's alfresco with downlights and outdoor power points.- Large grassed backyard with landscaped gardens, retaining walls and lilly pilly trees.- Improvements made in drainage and sewerage along both sides of the property, ensuring enhanced functionality and peace of mind.Oversized double attached garage, wide side access, and a huge shed and carport at the rear.- 2020 build.Outgoings: Council Rate: \$3,208 approx. per annumWater Rate: \$811.98 approx. per annumRental return: \$800 approx. per weekWelcome to your dream home in a picturesque pocket of the Hunter region! This McDonald Jones masterpiece, crafted with brick and Colourbond, boasts a bespoke floor plan designed for modern living. Nestled in the charming suburb of Louth Park, this residence promises a perfect blend of elegance and functionality.Unwind in this unique blend of rural serenity and city ease. Just a quick 15-minute drive connects you to Maitland's historic CBD, while Newcastle's vibrant city and sandy beaches are a mere 45 minutes away. Easy access to the Hunter Expressway ensures swift trips to the nearby vineyards and the scenic shores of Lake Macquarie.You will be impressed with the elegant frontage of this beautiful home, featuring an exposed aggregate driveway leading to an expansive attached double garage. The stylish, modern façade is complemented by a lush green lawn and meticulously manicured, contemporary gardens, creating a welcoming and aesthetically pleasing frontage. Inside, this home provides both comfort and style with tiled and carpeted floors and large windows adorned with aluminium shutters. The 2.7-meter ceilings enhance the open feel, while luxurious wood-look tiles add a touch of sophistication. Frosted glass windows complete the elegant ambience.Nestled at the front of the residence are two bedrooms adorned with ceiling fans, plush carpeting, and convenient built-in robes. These inviting rooms seamlessly flow into a versatile living area, creating an ideal playroom for the little ones or a living area for the teens. The space is thoughtfully designed to include a dedicated study nook.Adding to the allure, the kids' domain also houses a spacious family bathroom. This beautiful room boasts a wide vanity featuring a stylish 20mm Caesarstone benchtop, a built-in bathtub for relaxation, a separate shower with a built-in recess for added convenience, and a separate WC, ensuring both functionality and comfort in this charming corner of the home.Continuing down the hallway, you'll find a third family bedroom, mirroring the features of the others, with a separate powder room located further into the home, featuring a floating vanity with a chic 20mm Caesarstone benchtop. Nearby, the master suite awaits, boasting premium carpeting, a ceiling fan and a sliding glass door leading to a spacious private alfresco area. Here you will also find a generously sized walk-in wardrobe, and a luxurious ensuite, showcasing a stunning twin shower with a glass window cutout, accompanied by two ceiling-mounted shower heads. Large format tiles enhance the contemporary aesthetic, while dual floating vanities with 20mm Caesarstone benchtops and top-mount basins provide a touch of sophistication. A focal point in this indulgent space is the contemporary freestanding bathtub, complemented by a large frosted glass window, ensuring both privacy and natural light.At the end of the hallway, a perfect entertainment retreat awaits. The media room, enclosed by sliding doors, is adorned with premium carpeting, creating a cosy and stylish atmosphere.As you transition from the hallway, the home unfolds into a breathtaking open-plan living and dining space, generously sized and featuring a ceiling fan, a recessed wall for your TV and entertainment system, and three chic pendant lights illuminating the dining zone. The space effortlessly connects with the alfresco through stacker glass doors, creating a seamless indoor-outdoor experience.The kitchen boasts a luxurious blend of style and practicality, featuring a spacious island bench with a 20mm Caesarstone countertop. Complete with a stainless steel undermount sink, a mixer tap, and soft-close cabinetry, it offers ample storage, including a breakfast bar. Equipped with a built-in 900mm Fisher & Paykel oven, induction cooktop, and integrated rangehood, the kitchen is both sleek and functional. Additional

highlights include a Fisher & Paykel dishwasher, a glass splashback, two built-in pantries, plumbing for the fridge, and a large butler's pantry with a stainless sink, filtration, and a built-in microwave. Step outside to an extra-wide entertainer's alfresco, illuminated by LED downlights, and equipped with outdoor power points for seamless gatherings. The large grassed backyard is complemented by meticulously landscaped gardens, featuring hand-built gabion retaining walls and post-and-wire fencing for both aesthetic appeal and practicality. Notably, the backyard is prepped for a pool, with complete provisions and a pump already in place, offering a ready-made oasis for relaxation and enjoyment. Additionally, there have been improvements made in drainage and sewerage along both sides of the property, ensuring enhanced functionality and peace of mind. Enjoy the convenience of wide side access on both sides of the house, with the right side featuring a freshly sealed concrete driveway leading to a substantial Colorbond shed and carport at the rear of the property. This spacious structure boasts 3-phase power and offers ample height, accommodating boats, caravans, and outdoor toys with ease. This exceptional home comes with a host of premium extras, including a substantial 25kW solar system comprising 63 panels, ensuring energy efficiency. Enjoy the convenience of a heat pump hot water system and year-round comfort with the Actron Air 2 zone ducted air conditioning. The property is equipped with a 5800L water tank for sustainable living. Adding a modern touch, a smart lock on the front door, along with a unified key system for all doors and gates, enhances security and convenience for a truly connected and efficient living experience. This incredible property in the ever popular suburb of Louth Park will delight all who come to see it. We encourage our clients to contact the team at Clarke & Co Estate Agents without delay to secure their inspections. Why you'll love where you live; - A short 15 minute drive to Maitland's heritage centre and newly revitalised riverside Levee precinct, offering cafes, retail and events to enjoy. - Located just 12 minutes from the newly refurbished destination shopping precinct, Green Hills shopping centre, offering an impressive range of retail, dining and entertainment options right at your doorstep. - A short drive to the Hunter Expressway. - 45 minutes to the city lights and sights of Newcastle. - 30 minutes to the gourmet delights of the Hunter Valley Vineyards. - 30 minutes to the shores of spectacular Lake Macquarie. ***Health & Safety Measures are in Place for Open Homes & All Private Inspections Disclaimer: All information contained herein is gathered from sources we deem reliable. However, we cannot guarantee its accuracy and act as a messenger only in passing on the details. Interested parties should rely on their own enquiries. Some of our properties are marketed from time to time without price guide at the vendors request. This website may have filtered the property into a price bracket for website functionality purposes. Any personal information given to us during the course of the campaign will be kept on our database for follow up and to market other services and opportunities unless instructed in writing.