

14 Eloura Street, Lochinvar, NSW 2321

House For Sale

Saturday, 11 May 2024

14 Eloura Street, Lochinvar, NSW 2321

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 612 m²

Type: House



Nick Clarke
0240043200



Chantel Roulston
0240043200

PROPERTY PREVIEW

Property Highlights:- Impeccably presented family residence in the highly sought Hereford Estate.- Spaciously designed with an open plan living/dining area plus a media room.- Gourmet kitchen featuring a 40mm waterfall Caesarstone benchtop, a built-in pantry, soft close cabinetry, plumbing for the fridge, a dual sink with a mixer tap, gas cooking, quality Smeg appliances, plus a soaring pitched ceiling with two skylights.- Four bedrooms, the master suite with a walk-in robe, the remaining three with built-in robes.- A luxury ensuite and main family bathroom featuring floor to ceiling tiles, showers with built-in recesses, vanities with 20mm Caesarstone benchtops, plus a freestanding bath in the main.- A Bosch alarm system, Rinnai 2 zone ducted air conditioning, plus ceiling fans throughout.- High ceilings, Velux lights, quality carpet, floating floorboards and tiles plus square set cornices.- Two outdoor areas featuring a Merbau timber deck, quality non-slip tiles, and a gas bayonet.- Attached double garage with internal access + gated side access to the yard.

Outgoings: Water Rates: \$811.98 approx. per annum Council Rates: \$2,505.04 approx. per annum Rental Returns: \$750 approx. per week

Picture perfect in every way, this stunning contemporary residence, provides the ideal option for those seeking that new home feel, without the wait! Set on a lovely street in the newly formed Hereford Estate, this home ticks the boxes of location, space and style, so be sure to add this one to your shortlist today!

Lochinvar is a highly sought suburb for good reason, with easy access to all the gourmet delights of the Hunter Valley within a short 15 minute drive from home, all your daily needs met in nearby Rutherford and Maitland, along with a 60 minute drive to the city lights and beaches of Newcastle. Arriving at the home you'll be greeted by an immaculately landscaped front garden and a driveway that leads to the attached double garage that offers internal access to the home. Built with an appealing brick, Weatherboard and tiled roof construction, this home offers plenty of curb appeal at first glance.

Stepping through the custom timber front door you'll arrive in the spacious entry hall, revealing the home's impressive high ceilings, square set cornices, Velux lights, ducted air conditioning, plantation shutters, and the stylish floating floorboards found throughout. There are four bedrooms on offer, providing a space for everyone to call their own. Set at the entrance to the home is the master suite complete with plush carpet flooring, a matte black ceiling fan, a TV mount and two pendant lights. Completing this ideal parent's retreat is a spacious walk-in robe and a luxury ensuite with floor-to-ceiling tiles, a twin vanity with a 20mm Caesarstone benchtop, a twin shower with a rain shower head, and a custom recess.

An additional three bedrooms are found further into the home, all featuring plush carpet flooring, built-in robes and matte black ceiling fans. Servicing these rooms is the stunning family bathroom which boasts floor to ceiling tiles, an inviting freestanding bath, a shower with a built-in recess and a vanity with a 20mm Caesarstone benchtop.

Designed for spacious family living you'll be delighted to find a range of options throughout the home to enjoy your downtime including a dedicated media room accessed via a barn door with a TV bracket and plush carpet underfoot.

At the heart of the home is the impressive open plan living, dining and kitchen area, bathed in natural light from the surrounding stacker sliding doors opening out to the yard. The show stopping kitchen has been crafted with no expense spared boasting a gleaming 40mm waterfall Caesarstone benchtop, a soaring pitched ceiling with two skylights, soft close cabinetry, plumbing for the fridge, a built-in pantry, a spacious island bench, and a dual sink with a mixer tap. Completing this dream kitchen are quality Smeg appliances including a 900mm oven, a 5 burner gas stove, a range hood and a dishwasher.

Two sets of glass stacker sliding doors provide a seamless transition between the indoor/outdoor living areas. To one side is a lovely entertainers deck built with Merbau timber, with an additional outdoor area featuring quality non-slip tiles and a gas bayonet, offering the choice of where to relax and entertain outdoors. The landscaped backyard includes established gardens, plenty of green grass for kids and pets to play, handy gated side access, and a 3000L water storage tank to keep the grounds thriving.

A contemporary home, offering this standard of spacious living is sure to draw a large volume of interest from a broad range of buyers. We strongly encourage our interested clients to contact the team at Clarke & Co Estate Agents today to secure their inspections.

Why you'll love where you live:- A newly established, family friendly area with quality homes throughout.- Mere minutes to St Joseph's College & St Patrick's Primary School Lochinvar.- 10 minutes to Rutherford with schools, Homemakers centres, 3 major supermarkets, sporting fields, clubs, pubs and restaurants to enjoy.- 15 minutes to Maitland's heritage CBD and the newly revitalised Levee riverside precinct.- 20 minutes to Green Hills Shopping Centre, offering a huge range of retail, dining, services, and recreation options.- 1 hour to Newcastle CBD & beautiful beaches.- 15 minutes to the sights and gourmet delights of the Hunter Valley Vineyards.

***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.