

# 15 Kyla Crescent, Port Macquarie, NSW 2444

## Sold House

Friday, 27 October 2023

15 Kyla Crescent, Port Macquarie, NSW 2444

Bedrooms: 4

Bathrooms: 2

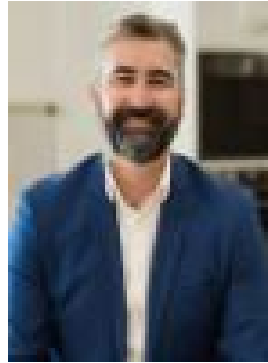
Parkings: 2

Area: 821 m2

Type: House



Michelle Percival  
0404466500



Glenn Scott  
0417019756

## Contact agent

An exceptional family home that effortlessly blends executive style and family-friendly functionality. Nestled in the desirable Innes Lake precinct, this is a haven of space and contemporary charm. Catering to a diverse range of lifestyles this address is minutes' walk from early learning and a K-12 school, a bustling shopping centre with Coles supermarket, and Charles Sturt University campus... a dream location for both families and savvy investors. Nestled within the scenic Innes Peninsula on a generous 821.8 sqm block, the home features side gate access, perfect for accommodating a boat, trailer, or van, with plenty of additional off-street parking available. The heart of this level living floor plan is a sleek stone kitchen, ideally situated adjacent to a fabulous covered outdoor entertaining patio. This layout provides a clear separation between the spacious lounge and family room with ambient slow combustion wood fire. The kitchen is a chef's delight, with extensive storage, a waterfall edge island bench, 900mm wide dual fuel cooktop and oven, and a dishwasher. It enjoys the convenience of a breakfast bar and adjacent sunlit dining zone. Intelligently designed to provide privacy, the master suite offers a walk-in robe and ensuite in a separate wing from the three additional bedrooms with built-in robes. A well-appointed main bathroom and a separate powder room cater to the convenience of both family and guests. The property is brimming with finer details to enhance your everyday life. Each living zone is equipped with reverse cycle air conditioning, and ceiling fans are present in every bedroom and the outdoor entertaining area. You'll also appreciate abundant storage solutions, a solar system, and solar hot water. Innes Lake is a highly sought-after location, situated just three minutes from the Port Base Hospital, UNSW Rural Clinical School campus, specialists' practices, and is only a seven minute drive from a second shopping centre, secondary school, additional child care centres, and convenient highway access. With its proximity to both the coast and the countryside, Innes Lake provides the perfect balance, offering a ten minute commute to the beach within a precinct surrounded by natural greenbelts. An investment in a highly desirable lifestyle, offering both serenity and convenience, don't miss your chance to make this executive-style home your own.