

197 Lake Road, Elmore Vale, NSW 2287

House For Sale

Friday, 22 March 2024

197 Lake Road, Elmore Vale, NSW 2287

Bedrooms: 4

Bathrooms: 3

Parkings: 4

Area: 1175 m2

Type: House



Natalie Tonks
0240814703



Paula Ashcroft
0249260600

Guide \$950,000

Set well back from the street and backdropped by elevated district views and lush greenery bringing the sounds of birdsong, this home is an exceptionally peaceful oasis. A dream come true for growing families seeking a property where all the hard work of renovating has already been done, the brick and tile four bedder is packed full of features to make life easy and comfortable. Perched on a wonderfully private 1175sqm block, the property is preceded by a double carport and a side driveway that caters to multi-vehicle off-street parking. Inside, there's not a cent to spend and the layout is exceptionally practical with the contemporary Caesarstone kitchen as the functioning heart, living and dining areas at one end and the sleeping quarters and two modern new bathrooms at the other. Three split system air-conditioners and a working fireplace keep things comfortable while a study nook, large laundry room, and guest powder room add convenience in spades. Two sets of glass sliding doors offer effortless connection to the new Merbau deck and low maintenance yard for alfresco enjoyment. The cherry on top is the separate studio with its own bathroom and kitchenette. This versatile space could be a home office, teen retreat, or occasional guest accommodation – the choice is entirely yours! Convenience is key, with the home located a mere 300m from highly regarded Macquarie College, and 1700m from Elernmore Vale Public School eliminating school traffic chaos. With buses close by, you're just 10-minutes from John Hunter Hospital and the University of Newcastle. Plus, everyday essentials are within easy reach at Elernmore Vale, Wallsend, Cardiff, and Glendale. And with so many recreational activities on your doorstep, you'll be spending weekends boating, swimming or fishing at Lake Macquarie, wining and dining in Newcastle, or heading to nearby state reserve for bushwalking and mountain biking. Fully renovated brick and tile home on peaceful and private 1175sqm block- Split level lounge and dining with a/c, working fire, and seamless connection to new deck- Caesarstone kitchen/casual meals with electric cooktop, wall oven, dishwasher- Air-conditioned master bedroom with walk-in robe and new ensuite- Three additional bedrooms all with built-in robes served by full-size main bathroom- Large laundry room with ample storage, guest powder room- Studio retreat with kitchenette, new bathroom, new blinds- Double carport plus abundant driveway parking- 8.5km/11mins to M1 and Hunter Expressway, 12km/20mins to Newcastle city centre

OUTGOINGS Council rates: \$4,514.36 approx. per annum Water rates: \$908.22 approx. per annum

Disclaimer: All information provided by Presence Real Estate in the promotion of a property for either sale or lease has been gathered from various third-party sources that we believe to be reliable. However, Presence Real Estate cannot guarantee its accuracy, and we accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies or misstatements in the information provided. Prospective purchasers and renters are advised to carry out their own investigations and rely on their own inquiries. All images, measurements, diagrams, renderings and data are indicative and for illustrative purposes only and are subject to change. The information provided by Presence Real Estate is general in nature and does not take into account the individual circumstances of the person or persons objective financial situation or needs.