

22 Braemar Drive, Wamberal, NSW 2260

LJ Hooker

House For Sale

Wednesday, 17 January 2024

22 Braemar Drive, Wamberal, NSW 2260

Bedrooms: 5

Bathrooms: 3

Parkings: 2

Area: 639 m2

Type: House



Simon Hayes
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For Sale - Contact Agent

Welcome home...Immerse yourself in a level of style and elegance with this generously sized 5 bedroom home. With an abundance of space for the entire family to enjoy comfort, privacy and entertainment options, this custom built property is impressive and is bound to please the most discerning of families. The heart of the home is the deluxe open plan kitchen where every thoughtful addition has been carefully considered. With custom cabinetry, generous butler's kitchen, Caesar stone benchtops, and premium Smeg appliances this kitchen is a dream for any passionate chef. Allowing entertainers to effortlessly host all manner of events with minimal fuss the spacious living and dining areas seamlessly flow onto the expansive deck with outdoor kitchen/BBQ and ocean views and is bound to become the hub of everyday life. Boasting a private easterly aspect over the mineral swimming pool and easy-care level yard, the position of this home affords it an impressive street appeal and with only minutes to Wamberal Beach and surrounding local shops at your fingertips this home will meet your entire family's needs. This property presents a variety of outstanding features including: * Master suite with ceiling fan, walk in robe & opulent ensuite with generous double shower & vanity * Additional 4 spacious bedrooms have built in robes, ceiling fans and plantation shutters * 3 designer bathrooms with freestanding bath plus powder room * Multiple living areas and al fresco entertaining zones * Home theatre room * Custom built functional home office * Spacious laundry with Caesar stone benchtops * Large workshop area/gym/home business option with roller door access to side of house * 6m x 4m mineral pool with sand filter * Expansive outdoor deck with impressive outdoor BBQ/kitchen * Large remote, lock up double garage with internal entry and dual storage areas * Multiple storage options including an abundance of roof storage via a fold down ladder Additional inclusions: * 3 metre ceilings throughout * Stunning Manor Gum Hybrid timber flooring * Designed for energy efficiency with 7.4kw PV Solar system with Fronius Inverter * Comfort assured via fully ducted heating and cooling air conditioning * 7,000L underground rainwater tank * Remote outdoor blinds and powder coated aluminium louvres * Smeg kitchen appliances including 600mm oven, 900mm oven, warming oven, Induction cooktop * Zip tap in kitchen with boiling, chilled and sparkling water at your fingertips * Close to all that Wamberal has to offer including an array of cafes, beaches, schools and transport For more information, please contact Simon Hayes 0423 703 062. Council Rates: \$2,639.00 per annum approx. Water Rates: \$994.00 per annum approx. + usage