

22 Hamer Street, Catherine Field, NSW 2557

House For Sale

Wednesday, 1 May 2024



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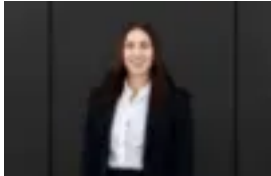
Bedrooms: 5

Bathrooms: 3

Parkings: 2

Area: 636 m2

Type: House



Ashleigh Maiava
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Premier Property Launch

Welcome home to this stunning Clarendon home, built just 6 months ago, capturing the essence of luxury living at its finest. Situated in the prestigious Catherine Park estate, this large family home boasts five bedrooms, three bathrooms, a two car garage, multiple living areas and an outdoor entertaining space that will impress even the most discerning buyer, all whilst positioned on an impressive 636m² block. As you step inside, you'll be greeted by an abundance of natural light and a calm aesthetic throughout the home. The property features two master bedrooms with walk-in wardrobes and ensuites, while the other three bedrooms offer built-in wardrobes to two. The second master downstairs provides versatility, whether as in-law accommodation or a space to operate a business with direct outside access. This room also has the potential to be converted into a studio, with a lot of the work already done. The upstairs parents' retreat offers enough room to perch yourselves up here in your own lounge set up, overlooking the trees in the reserve across the street. Offering a his and hers walk in wardrobe, ensuite that provides everything you could want and more with a built in bath, shower, toilet and double vanities. You won't want to leave! Upstairs you will find a second family lounge room and study nook, 3 good sized bedrooms with built-in wardrobes to 2, and plenty of natural light. They each wrap around the master large family bathroom with a bath, shower and separate powder room with a toilet overlooking the incredible void which is a feature in itself. The heart of the home is the large kitchen, equipped with top-of-the-line Miele appliances, 40mm Caesarstone benchtops, and a functional butler's pantry. The family lounge and dining area, complete with a gas fireplace, offering a cozy space for relaxation. You will feel the indoor outdoor flow the moment you step inside. Outside has a large double sized undercover alfresco area, flat grassed backyard, additional concreted area perfect for a game of basketball and the star of the show being the sparkling heated inground pool. This home is an entertainer's and family's dream! Located close to schools, shopping centres, parks, and transport links, Catherine Park Estate offers a vibrant community with extensive amenities. Don't miss this opportunity to move into your dream home without needing to lift a finger. Features include:

- 5 bedrooms - 2 master bedrooms with fitted out walk-in-ropes and ensuites, the upstairs master bedroom has a bath, shower and toilet, 3 good sized bedrooms with built-in-ropes to 2, all adjacent to the family bathroom with a bath, shower and separate toilet
- Large kitchen equipped with top-of-the-line Miele appliances, 40mm Caesarstone benchtops, and a functional butler's pantry for culinary enthusiasts and ample storage.
- Large family lounge and dining area featuring a gas fireplace for relaxation and warmth with a flow into the backyard oasis.
- Outside offers a double sized undercover entertaining area, perfect to host family functions all whilst overlooking the spacious grassed area and sparkling in-ground heated pool.
- Versatile second master bedroom downstairs with direct outside access, perfect for in-law accommodation, a business space or the ability to turn this into a self contained studio.
- A stunning void bringing plenty of light and sophistication to the home
- Downstairs fitted out laundry with a powder room adjacent

Clarendon home, built just 6 months ago - Spacious 636m² block with views of a reserve for added privacy - Energy-efficient with 10kw solar panels, ducted air conditioning with 8 zone climate control, epoxy flooring in garage, electrical provisions in ceiling of lounge and alfresco for built in speakers and CCTV cameras, high fences, and an alarm system for added convenience and security. Close to St Justin's Primary School, St Benedict's Catholic College, Barramurra Primary School, Oran Park Town Centre, Narellan Town Centre, Catherine Park School, Oran Park primary, Oran Park High School, Leppington Train Station, M7 & M5 access, parks, cafes, restaurants, walking tracks and more. Catherine Park Estate is the newest development by the award-winning Harrington Grove Estate - it's a vibrant, cohesive neighborhood, featuring tree-lined streetscapes, expansive community spaces and dedicated pedestrian and cycle paths. With innovative home designs blending seamlessly with extensive amenities, Catherine Park Estate offers a unique synergy between convenience, style and contemporary living.*The owners are open to renting back the property should that be of interest to you. P.A. Real Estate and associated companies take every reasonable step to ensure the information communicated is accurate. However, we encourage all parties to conduct their own enquiries.