

**222 Fletcher Street, East Albury, NSW 2640**

**SN STEAN NICHOLLS**

**Sold House**

Saturday, 24 February 2024

222 Fletcher Street, East Albury, NSW 2640

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 3**

**Area: 670 m2**

**Type: House**



Jack Stean



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## Contact agent

Situated in the heart of Old East Albury, in a quiet position of Fletcher Street, this luxurious three- bedroom home has been transformed into a modern masterpiece with high quality finishes throughout. A relaxed contemporary vibe blends perfectly with sophisticated surrounds with an easy connection to Eastern Hill Walking Ridge, Fellowes Park, The Albury Base Hospital and East Albury IGA. With a spacious light filled open plan living area, this immaculately presented home caters to versatile requirements and the growing family or for those looking to potentially downscale. The chef level kitchen delights with an abundance of sleek cabinetry, ample stone bench tops and high-quality appliances including a 900mm freestanding oven. The three bedrooms are magnificently finished with built in robes and serviced by the family bathroom, featuring floor to ceiling tiles and a free-standing bath. The gorgeous master with ensuite is the perfect parents retreat offering a large walk in robe. Positioned for ultimate family ease, the timeless style will serve for years to come. Large sliding doors allow seamless transition to the backyard alfresco, perfect for outdoor entertaining and relaxation. Providing the ideal vantage point to watch children and pets play, there is terrific flow out onto the backyard and alfresco area, with low-maintenance landscaping and room for a pool if desired (STCA). A tandem car garage plus a single carport with easy drive through access to the backyard provides convenience for those with toys. Modern conveniences include ducted gas heating, evaporative cooling, ceiling fans and a secure front fence with an electric gate. Boasting a quiet and unassuming position in Old East Albury this impressive, appointed residence offers a rare opportunity to purchase in one of Albury's best areas. Features:- Fully renovated - Three bedrooms - Two bathrooms - Modern kitchen - Open plan living - Outdoor deck - Well-manicured backyard - Tandam garage - Single carport - Positioned close to parks, amenities and walking tracks