

# 23 Cromdale Parade, Maryland, NSW 2287



## Sold House

Tuesday, 15 August 2023

23 Cromdale Parade, Maryland, NSW 2287

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 530 m2**

**Type: House**



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**\$805,000**

Meticulously presented across a prime 530sqm block this brilliantly renovated home merges modern living with contemporary designer interiors and manicured grounds. The home rests high on an elevated block with admirable street appeal, from the moment you step through the front door you feel home overlooking the picturesque national park reserve. The creative reinvention reveals a masterful fusion between indoor outdoor living as the spacious open plan gracefully connects to the covered entertaining deck through large glass doors and bi-fold windows from the kitchen creating a vibrant space to be enjoyed and entertain. The floor plan flows effortlessly ideally separating the living from the accommodation with the three bedrooms, bathroom and laundry positioned together to cater for the current family lifestyle. The alfresco overlooks the generous landscaped backyard offering plenty of space for the children to play as you relax or entertain with the family of friends. Charm and modern flair create a vibrant captivating residence ready to be enjoyed by its new owners. - Distinguished wide entrance hall - Spacious open plan living opening to covered alfresco entertaining deck - Sleek designer kitchen featuring stone waterfall benchtop, island breakfast bar, dishwasher & bi-fold windows - Bedrooms all complete with built-in wardrobes & ceiling fans - Covered alfresco entertaining deck enjoys the inviting morning sun providing seamless indoor/outdoor flow - Bright & airy bathroom with separate powder room - Ducted air-conditioning throughout - Internal laundry with external access - Floorboards - Plantation shutters throughout - Low maintenance landscaped backyard perfectly ties in with the aesthetic of the residence creating a warm inviting space to entertain & for the children to play - Close to local, shops, cafes, schools & transport - 11 minutes to the M1 Pacific Motorway, 20 minutes to Newcastle CBD, 8 minutes to Newcastle University Callaghan Campus & 30 minutes to Newcastle Airport - 15 minutes to Westfield Kotara or 17 minutes to Charlestown Square, the largest shopping centres in Newcastle and the Hunter. Property is proudly marketed by Scott from One Agency Ferris Properties. Please call today for all enquiries regarding this property.