

# 28a George Street, East Maitland, NSW 2323

## Sold House

Monday, 23 October 2023

28a George Street, East Maitland, NSW 2323

**Bedrooms: 3**

**Bathrooms: 2**

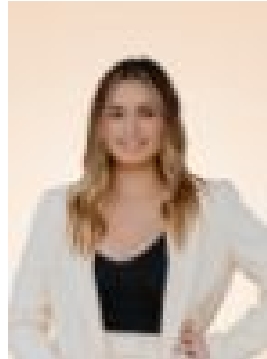
**Parkings: 2**

**Area: 560 m2**

**Type: House**



Nick Clarke  
0240043200



Courtney Lantry  
0240043200

**\$810,000**

Property Highlights:- Spaciously designed 2014, owner built home with open plan living/dining + a formal lounge room.- Gourmet kitchen with a 900mm Fisher & Paykel oven, a three burner gas cooktop, an integrated rangehood, an Asko integrated dishwasher, 30mm Caesarstone waterfall benchtops, electric push to open drawers, recessed dual sink, an island bench with a breakfast bar + a butler's pantry with an additional sink featuring instant boiling water and filtration.- Stylish 19mm Spotted Gum timber floorboards, LED downlighting + 2.7m ceilings with feature step cornices.- Daikin 5 zoned ducted air conditioning, a 3kW solar system, ceiling fans, instantaneous gas hot water + Rinnai water temperature controller in the bathrooms and kitchen.- Lovely alfresco with a timber deck, a Cedar timber ceiling, LED downlighting, a ceiling fan + Ozrite retractable shade screens.- Attached double garage with internal access + roller door access to the yard.

Outgoings: Rental return: \$650 approx. per week  
Council rates: \$2,476.61 approx. per annum  
Located in the highly sought suburb of East Maitland, this impressive 2014 owner built home is set back from the street on a spacious 560.4 sqm parcel of land, offering a spacious floor plan inside and lovely, low maintenance living in the yard. Set in a prime position, this home is mere minutes from Victoria Street train station, the newly opened Maitland Hospital, local schooling options, parklands and the cafes and retail outlets along Lawes Street, providing all your daily needs within easy reach of home. Further afield, you'll be pleased to find the city and beaches of Newcastle a short 35 minute drive, the world famous Hunter Valley Vineyards just 30 minutes by car, and Maitland's heritage CBD a mere 10 minutes away, connecting you to the best of the region in no time!

Arriving at the residence, a contemporary brick and Colorbond roof façade offers a lovely first impression, with an attached double garage with internal access providing plenty of space for your cars and gadgets. Entering the home, you'll take in the soaring 2.7 metre ceilings with feature step cornices, the gleaming 19mm Spotted Gum timber floorboards and the contemporary LED downlighting, setting a stylish tone for what is to be discovered within this lovely home. There are three bedrooms on offer, with a clever design placing the master suite at the entrance to the home. In the master, you will discover plush carpet, a large walk-in robe, and a luxury ensuite with floor to ceiling tiles, a walk-in shower and a discreetly placed WC. Completing this ideal parent's retreat are sliding doors, providing direct access to a lovely timber deck framed by landscaped gardens. A further two bedrooms are placed at the rear of the home, both featuring built-in robes, ceiling fans and premium carpet, providing a luxurious feel underfoot. Servicing these bedrooms is the stunning main family bathroom which includes large format floor to ceiling tiles, a floating vanity, a large shower, an inviting freestanding bathtub and a Rinnai water temperature controller. There is the added convenience of a separate WC. Designed for spacious family living, you will find a formal lounge room placed at the entrance, along with an impressive open plan living, dining and kitchen area set at the heart of the home, with features such as recessed ceiling and chic pendant lighting adding to the sense of space and style. The pristine gourmet kitchen includes sleek 30mm Caesarstone waterfall benchtops, electric push to open drawers and cabinetry, a striking glass splashback and a large island bench with a recessed dual sink and a handy breakfast bar. There is ample storage on offer in the surrounding cabinetry, along with a butler's pantry that includes a second undermount sink with instant boiling water and filtration for added convenience. Quality appliances are in place including a 900mm Fisher & Paykel oven, a three burner gas cooktop, an integrated rangehood and an Asko integrated dishwasher. Dual sets of timber bi-fold doors provide a stylish connection between the indoor/outdoor living spaces, opening out to a covered timber deck with a stunning Cedar timber ceiling, LED downlighting, a ceiling fan and Ozrite retractable shade screens, providing the perfect all-weather option for your outdoor cooking, dining and entertaining needs. The low maintenance backyard includes a dedicated fire pit area, raised garden beds ready for your veggie patch, a grass lawn, and a landscaped paved area, with direct roller door access from the garage to the yard. Packed with added extras, this home also includes a 3kW solar system, a Daikin 5 zoned ducted air conditioning system, a Rinnai water temperature controller in the kitchen and bathrooms, plus so much more!

This immaculately presented contemporary home, set in such an ideal location is sure to draw a large volume of interest. We encourage our clients to contact the team at Clarke & Co Estate Agents today to secure their inspections. Why you'll love where you live;- Located just 7 minutes from the newly refurbished destination shopping precinct, Green Hills shopping centre, offering an impressive range of retail, dining and entertainment options right at your doorstep.- Mere minutes to either East Maitland or Victoria Street train stations.- Minutes from Maitland Private Hospital, the NEW Maitland Hospital, gyms, pubs, restaurants, cinemas & so much more!- 10 minutes to Maitland's heritage CBD and revitalised riverside Levee precinct.- A short 8 minute drive to the charming village of Morpeth, offering boutique shopping and cafes.- 35 minutes to the city lights and sights of Newcastle.- 30 minutes to the

gourmet delights of the Hunter Valley Vineyards.\*\*\*Health & Safety Measures are in Place for Open Homes & All Private InspectionsDisclaimer:All information contained herein is gathered from sources we deem reliable. However, we cannot guarantee its accuracy and act as a messenger only in passing on the details. Interested parties should rely on their own enquiries. Some of our properties are marketed from time to time without price guide at the vendors request. This website may have filtered the property into a price bracket for website functionality purposes. Any personal information given to us during the course of the campaign will be kept on our database for follow up and to market other services and opportunities unless instructed in writing.