

29 Coldstream Street, Ulmarra, NSW 2462



House For Sale

Tuesday, 28 May 2024

29 Coldstream Street, Ulmarra, NSW 2462

Bedrooms: 3

Bathrooms: 1

Parkings: 6

Area: 1023 m2

Type: House



Kylie Swift

0488161621

\$620,000 - \$650,000

Side table magazines with glossy pages, dulcet tones, crisp whites and greenery. If for a moment you could scratch and sniff the pages, they would whisper freshly cut lawn, clean linen, English tea, magnolia, and freshly baked goods. When you step through the gate, you are instantly immersed in the story. The tale of an old riverport settlement where the abodes are colonial to federation, the lanes are tree-lined, churches are in abundance, and where you can stroll for coffee, cake, wood-fired pizza, or fine cuisine, within meters. Skimming through Country Home publications, where there's a new feeling experienced on each turn of the page. Here, each page is a room, an accent, a stream of sunlight, a fibre or piece of hardware. Let us share the gifts of this masterpiece...

- Picket fence, paved pathway to the Art deco steps, to the sun-lit front veranda with coffee nook and bare timber boards underfoot that complement the zincalume roofing overhead. The perfect place for your favourite plants to thrive.
- High ceilings, rich polished floorboards, tongue-and-groove panelling, freshly painted interior, and exterior, amber, deep rose, mint and antique glass features throughout, French doors, barn doors, picture rails, plantation shutters, and fireplace mantles in both a bedroom and kitchen.
- Three bedrooms in total, two having their very own direct veranda access. One veranda being the sunny front porch, and the second being the fully screened alfresco area to the East, perfect for the second living area, entertaining space, or the studio.
- Designer Bathroom: French lay tiles underfoot, rose gold tapware, society inc hardware, designer wall tiles, shower niche, twin travertine stone basins, spacious shower, freestanding oval bath, and heat lamp overhead.
- Light-filled kitchen adjoining the dining area. Literally designed for catering. Extensive island breakfast bar with stone benchtops, gold tapware, dual ovens, hide-away dishwasher, a plethora of drawers and bench space, fishbone tiled splashback, fireclay farmhouse sink, electric cooktop and accent mosaic tiles. Louvre windows ensure cross flow, whilst the skylight, star & sunlight.
- Elevated laundry space with timber benchtops, under bench appliance space, hanging area, drawers, and linen press. A separate toilet is available alongside, with designer accents.
- Cosy living room, central to the alfresco living space and the fire-heated dining space.
- Mains power, independent septic system, a 5kw solar system, a 6m x 9m shed plus a 3m x 9m carport off the side (approx.), garden shed and firepit area alongside. Approx 1023m² of fertile, flat land perfect for additional gardens if that's your interest. This is arguably, the most stunning, well renovated, Californian Bungalow in the Clarence Valley. Priced competitively, we are positioned for genuine sale, and have a recent pest and building report available for genuine buyers. Contact Kylie Swift of Virtue Property on 0488 161 621 to register your interest.

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