

29 Martin Street, Katoomba, NSW 2780



House For Sale

Tuesday, 11 June 2024

29 Martin Street, Katoomba, NSW 2780

Bedrooms: 4

Bathrooms: 1

Parkings: 1

Area: 847 m2

Type: House



Kim Martin

0412269955

\$1,150,000 - \$1,250,000

Welcome to this beautifully preserved double brick/sandstone foundations c1917 Californian Bungalow which was once the Bank NSW manager's private residence. Exuding timeless charm and character and nestled in a sought-after neighbourhood, this 4 bedroom, 1 bath residence offers a perfect blend of historic elegance and modern comforts set on a corner block. Delight in original architectural elements such as baltic pine floorboards (newly sanded & polished), built in cabinetry and a charming slow combustion Yotul fireplace in addition to hydronic central heating. North facing with sunlight streaming through the original windows, highlighting the home's spacious and large rooms. The front sunny verandah is the perfect place to enjoy a cup of tea and overlooks the established cold climate garden. Conveniently located to Katoomba village, Three Sisters lookout, transport, schools and walking tracks. Features of the property include: * Three large bedrooms and a 4th smaller bedroom, home office or nursery * Freshly painted inside and out * Front bedroom features stunning bay windows which overlook the front verandah and garden and second bedroom has a north facing aspect and connects to a bright and sunny sunroom * Sunroom has its own private entry making this a perfect home office * Fourth bedroom or study with brand new carpet. This room was previously a bathroom that was reconfigured into a bedroom however original plumbing is still in place, making this an easy conversion * Large light-filled lounge room featuring high ceiling, floorboards and a Yotul slow combustion fire place. There are also 2 other original fireplaces (not currently in use) * Brand new kitchen with new 90cm freestanding stove and dishwasher * New water heater * Original built-in pantry and corner cupboard (adding a charming juxtaposition of old and new) * Original double sashed windows with stained glass * Carpenter built internal wood doors * Stained glass front doors * 2 TV aerials * Alarm system * Neutral bathroom with shower * Separate internal laundry * Electric wires and service box renewed recently * Solar Panel with feed in system installed * Natural gas hydronic central heating throughout. New boiler was installed for the heating system * Covered outdoor entertaining area overlooking rear garden and close to the kitchen and dining room * restored sandstone gateway at front and stone foundations to fence * Established cold climate garden with blossom trees and exotics and old prolifically fruiting lemon tree * Single Lock Up Garage