

**3 Coolamon Close, Tamworth, NSW 2340**

**Raine&Horne.**

**Sold House**

Monday, 6 November 2023

3 Coolamon Close, Tamworth, NSW 2340

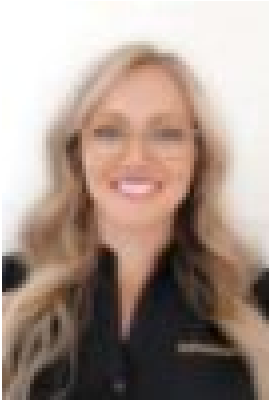
**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 821 m2**

**Type: House**



Skye Lambert  
0267662828



Bryan Bolitho  
0408394939

## Contact agent

Located just minutes from Northgate Shopping Complex, 3 Coolamon Close, Oxley Vale, is a generously designed Hibbard's Home four bedroom, two bathroom brick veneer beauty. Nestled amongst well-established homes in a quiet cul-de-sac within the Heritage Park Estate, this property is a standout choice for a growing family. The main bedroom features an ensuite, every bedroom is larger than standard also offering built-in robes. Bedroom 3 even offers an additional phone/internet connection for potential conversion into a study. This home is an entertainer's dream, with the open-plan kitchen and dining area seamlessly incorporating the spacious alfresco. The alfresco is fully equipped with insulated Colorbond roofing and Ziptrak patio blinds, ensuring year-round enjoyment and memorable gatherings with friends and family. There's a dedicated TV connection for outdoor enjoyment. The large fully enclosed backyard offers privacy and includes a fenced veggie garden, fruit trees, and your very own almond tree. Additional noteworthy features that truly make this property stand out include the double garage with remote entry and direct alfresco access, secured garden shed, 14,500L (approx.) rainwater tank, main bathroom with separate WC for added convenience, natural gas cooktop, hot water system, and gas points for heating. Stay comfortable year-round with ducted evaporative cooling and enjoy energy savings thanks to the 4Kw solar power system. The eye catching modern design and color scheme add a touch of sophistication to this already impressive package. With four spacious bedrooms, two well appointed bathrooms and generous double garage, this property is the ideal space for a growing family. There's absolutely nothing to do here but move in and start creating beautiful memories. For a private inspection, contact Skye Lambert on 0407 104 463 or Bryan Bolitho on 0408 394 939. Your dream family home is just a call away.