

3 Oakland Close, Bolwarra, NSW 2320

Sold House

Wednesday, 20 December 2023

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Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 500 m2

Type: House



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\$700,000

Property Highlights:- 2023 built duplex home offering space, style and low maintenance living in equal measure!- Spaciously designed with open plan living/dining + a formal lounge room.- Three large bedrooms with ceiling fans, plush carpet, power & data points, the master suite with a walk-in robe and luxury ensuite.- Pristine kitchen with a large island bench and breakfast bar, 20mm Caesarstone benchtops, a subway tile splashback, a built-in Fisher and Paykel oven, a four burner cooktop and a dishwasher.- Main bathroom and ensuite with floor to ceiling tiles, a herringbone tile feature wall, separate showers with rain shower heads, floating vanities and a contemporary freestanding tub in the main bathroom.- Daikin 4 zoned ducted air conditioning, ceiling fans + instant gas hot water.- Freshly painted, floating floorboards, plantation shutters, LED downlights, tall skirting boards and square set cornices throughout.- Lovely alfresco area with a ceiling fan, LED downlights, outdoor power points and a gas bayonet.- Landscaped and retained backyard with a 5000L water storage tank.- Attached double garage with internal access.

Outgoings: Council rates: \$2,337.91 approx. per annum
Water rates: \$767.52 approx. per annum
Rental Return: \$630 approx. per week

Offering a luxurious low maintenance lifestyle, we introduce 3 Oakland Close Bolwarra to the market, an impeccably presented 2023 built duplex home that offers space, style and convenience in equal measure. Bolwarra is a lovely suburb with a semi rural vibe, whilst still enjoying easy connection to all the conveniences of city living you could desire. Green Hills Shopping Centre is within a short drive, as is Maitland's heritage CBD, and the lovely township of Morpeth, perfect for your coffee catch-ups with friends. Ideally located at the end of a cul-de-sac, this home offers plenty of curb appeal, with landscaped front gardens and an exposed aggregate driveway leading to the attached double garage which offers internal access to the home. A lovely tiled patio is set at the entrance to the home, providing the perfect spot to sit back and take in the beautiful views on offer from the front of the property. Stepping inside, you'll arrive in an inviting formal living area that includes a ceiling fan, plantation shutters and a gas bayonet ready for the cooler seasons. Appointed with the finest of features you'll find stylish floating floorboards, modern LED downlighting, ducted air conditioning, tall skirting boards, square set cornices, and a fresh white paint palette throughout the home. Heading down the long hallway, you'll find the stunning main family bathroom boasting gleaming floor to ceiling tiles, a herringbone tiled feature wall, a separate shower with a rain showerhead, a floating vanity and an inviting freestanding bathtub. There are three generously sized bedrooms on offer, all with ceiling fans, power and data points on the walls for mounting a TV, and plush carpet providing a luxurious feel underfoot. The two family bedrooms include large built-in robes, whilst the master suite features a spacious walk-in robe and a beautiful ensuite that includes the same stylish tiles as the main bathroom, a floating vanity, and a shower with a rain showerhead. Designed as the heart of the home is the breathtaking open plan living, dining and kitchen area, bathed in natural light from the glass sliding doors that lead to the alfresco area. The gourmet kitchen has been crafted with no expense spared, with sleek 20mm Caesarstone benchtops, a subway tiled splashback, and a large island bench with a dual stainless steel sink and a handy breakfast bar. Quality appliances are in place including a built-in Fisher & Paykel oven, a four-burner cooktop and a dishwasher, set to please the most discerning home chef. Heading outside you'll arrive in the lovely alfresco area that includes large format outdoor tiles, a ceiling fan, LED downlights, outdoor power access and a gas bayonet, delivering all you could ask for within a dream outdoor living space. The low maintenance backyard features a retained landscaped garden, a patch of green grass, handy side access, and a 5000L water storage tank for sustainable living. Offering a chance to secure a low maintenance lifestyle without having to compromise on space or style, this home is sure to draw a large volume of interest. We encourage our clients to contact the team at Clarke & Co Estate Agents without delay to secure their inspections.

Why you'll love where you live;- 10 minutes to Maitland CBD and the flourishing Levee riverside precinct with a range of bars and restaurants to enjoy.- Less than 10 minutes to the charming village of Lorn with boutique shopping and fine food providers to discover.- A short drive to Morpeth, a lovely village brimming with galleries, restaurants and coffee that draws a crowd.- Located just 15 minutes from the newly refurbished destination shopping precinct, Green Hills shopping centre, offering an impressive range of retail, dining and entertainment options within easy reach.- 50 minutes to the city lights and sights of Newcastle.- Just 30 minutes away from the gourmet delights of the Hunter Valley Vineyards.

***Health & Safety Measures are in Place for Open Homes & All Private Inspections.

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