

33 Cokeworks Road, Coledale, NSW 2515

Acreage For Sale

Friday, 3 November 2023

33 Cokeworks Road, Coledale, NSW 2515

Bedrooms: 4

Bathrooms: 1

Parkings: 2

Type: Acreage



Simon Scholtens
0418689609

Guide \$3,750,000

Open Homes - Saturday 4 November 11:30am - 12:30pm & Tuesday Twilight 7 November 5:00 - 6:00pm

Nestled amongst an incredible leafy backdrop of the spectacular Illawarra escarpment, this absolute gem of a property is offered to market for the first time in over 20 years. Unknown to even most of the Coledale locals, this bungalow style home is tucked toward the end of a private driveway and offers absolute privacy. With nature at your fingertips, and a yard for the kids to run wild, you'll all make discoveries here, including your own waterfall outlook.- Zoned C3 Environmental Management (Fact sheet available by request)- Over 17,500 sqm of rolling land (1.762 hectares / or 4.35 acres) with a natural creek boundary to the Northern side.- Three bedroom bungalow featuring a huge master bedroom with parent's retreat and walk in robe- Raking ceilings to the living room, and bedrooms two and three, which also have floor to ceiling built in robes- Glass louvered dining room that will make you feel like you are eating alfresco even on the coldest winter nights- Full length deck to rear, accessed from the kitchen and through the french doors of the master- Magnificent polished cypress pine timber flooring throughout- Expansive, fully equipped kitchen that is positioned as the heart of the home. Stainless steel under bench oven, cook top and dishwasher, with a combination of both timber and stone bench tops- Separate home office space and storage shed adjacent to the main dwelling, together with a double carport (easily enclosed)- Overlooking the undulating lawn, is a separate guest accommodation / or potential teenagers retreat / fourth bedroom. The perfect family property away from it all, with even the potential to operate as a 'bed and breakfast' (subject to Wollongong City Approvals under C3 zoning), the possibilities are endless. Rare to find, and truly, a one of a kind property not to be missed...Inspections are available as advertised, or to arrange for your own private viewing, then please do not hesitate to contact Simon Scholtens of Scholtens Property on 0418 689 609, or simon@scholtensproperty.com.au

Council Rates \$833 per quarter Water Rates \$110 per quarter (varies)

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