

33 Corina Avenue, Bolwarra Heights, NSW 2320

Sold House

Saturday, 16 September 2023

33 Corina Avenue, Bolwarra Heights, NSW 2320

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 783 m2

Type: House



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\$825,000

Property Highlights:- Spaciously designed home with open plan living, formal lounge, dining + a dedicated bar area.- Pristine kitchen featuring 20mm Caesarstone benchtops, a Westinghouse oven, a 4 burner Smeg gas cooktop, a mosaic splashback, + ample storage.- Four bedrooms, all with premium carpet, built-in robes, the master with a/c and a luxury ensuite.- Three split system air conditioners, ceiling fans, quality flooring and contemporary lighting throughout.- 2kW solar system plus natural gas connection.- Covered verandah and hardwood timber deck overlooking the sparkling inground pool, complete with its own cabana with a ceiling fan.- Massive 783.1 sqm parcel of land with beautifully landscaped gardens + plenty of green grass for kids and pets to enjoy.- Attached double garage, garden shed, dual side access, plus a massive driveway for all the extras!- Approx. 1998 build.Outgoings: Council Rates: \$2,542.65 approx. per annum Water Rates: \$767.52 approx. per annum Rental Return: \$740 approx. per week Located on a lovely family friendly street, in the highly desired suburb of Bolwarra Heights, this impressive residence, has been designed to impress. Sitting on a generously sized 783.1 sqm parcel of land, this home offers space, style and a prized location all in one package. Bolwarra Heights is a tightly held suburb for good reason with quality schooling nearby, parks and greenspace aplenty, and within easy reach of both Green Hills Shopping Centre and the new Maitland Hospital, this suburb offers a retreat from the hustle and bustle, whilst remaining connected to city conveniences. Arriving at the home, an appealing brick and tile roof facade, framed by an immaculately presented front garden, delivers an abundance of curb appeal. Nestled amongst quality homes, this street offers an idyllic setting for your new family home. Entering into the foyer, you'll take in the neutral paint aesthetic, modern lighting and a clever combination of plush carpet and floating floorboards found throughout the home. A generously sized living and dining room is located at the entrance of the residence, with lovely bay windows, providing views across the front yard, and split system air conditioning ensuring your comfort during all seasons. There are four bedrooms on offer, providing a space for everyone to call their own. The master suite is set aside at the front of the home, offering additional privacy for the adults, with a large bay window, a ceiling fan, split system air conditioning, chic pendant lighting, and a large built-in robe. A luxury ensuite completes this ideal parent's retreat that boasts stunning floor to ceiling tiles, a large shower with a built-in recess, and a stylish floating vanity with a 20mm stone benchtop. A further three bedrooms are located at the rear of the home, all enjoying the convenience of built-in robes, ceiling fans and plush carpet, providing a luxurious feel underfoot. These rooms are serviced by the main family bathroom that boasts a clever 3-way design, providing a separate space for the large vanity, a separate WC, a built-in bathtub and a spacious shower. Moving through the home, you'll discover a dedicated bar area, providing the perfect space to prepare an evening nightcap, with sliding doors close by, offering a convenient access point to the yard. Set at the heart of the home is the stunning galley-style kitchen that features a lovely mosaic tiled splashback, sleek 20mm Caesarstone benchtops, a dual sink with filtration, and plenty of cabinetry, for all your kitchen wares. The home chef will be delighted to find quality appliances already in place including a Fisher & Paykel dishwasher, a Westinghouse oven, and a 4 burner Smeg gas cooktop with a stainless steel canopy range overhead. There is an additional living room located adjacent, offering the luxury of choice when it comes to enjoying your downtime, with both split system air conditioning and a ceiling fan on offer to help you relax in both comfort and style year-round. Of special note is the beautifully renovated laundry room located close by that features stunning large format tiles, a 20mm Caesarstone waterfall countertop, and a classic herringbone tiled splashback, turning laundry duty into a stylish occasion. Glass sliding doors in both the dining and living rooms connect the inside living to the large covered verandah that comes complete with downlighting and a built-in timber bar area, presenting the ideal space to spend precious time with family and entertain friends. A hardwood timber deck extension ensures there is plenty of room for outdoor cooking and dining. The large parcel of land delivers a massive backyard that wraps around the sides and rear of the home, with established trees, hedging and garden beds, plus plenty of green grass for the kids and pets to play. Taking centre stage in this impressive yard is the sparkling inground pool, with an attached cabana area complete with a ceiling fan for sun lounging. Packed with added extras, this home also includes natural gas connection, dual side access + a 2 kW solar system. Storage of your cars and gadgets will present no issue in this home with an attached double garage meeting all your storage requirements, plus a spacious driveway and a garden shed for any extras! Bolwarra Heights is a picture-perfect suburb enjoying a semi-rural feel, whilst enjoying easy access to the conveniences of city living, with Maitland CBD a 15 minute drive, Newcastle 45 minutes by car, and the gourmet delights of the Hunter Valley only 30 minutes away. Homes offering this standard of space and style in coveted locations such as these are few and far between, with buyer demand expected to be high. We encourage our clients to contact the team at Clarke & Co Estate Agents today to secure their inspections. Why you'll love

where you live;- A family-friendly region with plenty of parks, recreation and sporting facilities nearby.- 15 minutes to Maitland CBD and the flourishing Levee riverside precinct with a range of bars and restaurants to enjoy.- 10 minutes to Morpeth, a charming village brimming with boutique retailers, and gourmet providores with 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 right at your doorstep.- 45 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 InspectionsDisclaimer:All information contained herein is gathered from sources we deem reliable. However, we cannot guarantee its accuracy and act as a messenger only in passing on the details. Interested parties should rely on their own enquiries. Some of our properties are marketed from time to time without price guide at the vendors request. This website may have filtered the property into a price bracket for website functionality purposes. Any personal information given to us during the course of the campaign will be kept on our database for follow up and to market other services and opportunities unless instructed in writing.