

35 Thames Drive, Erina, NSW 2250

House For Sale

Monday, 15 April 2024

35 Thames Drive, Erina, NSW 2250

Bedrooms: 3

Bathrooms: 2

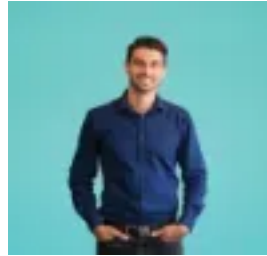
Parkings: 2

Area: 600 m2

Type: House



Edan Sirone
0243856423



James Keelan
0243856423

For Sale - Contact Agent

Perfectly positioned in the prestigious blue-chip locale of Erina, in the highly desired Thames Drive. Sitting on a stunning sun-drenched north-facing allotment with a spectacular outlook over private acreages and the Kincumber Bush reserve, quality-built and immaculately presented throughout, this single level family home boasts character and warmth throughout and features light-filled interiors with generous open-plan living, spacious bedrooms, and lush leafy views from every room. Features include:- Sun-drenched north facing 600sqm allotment, backing onto private land and the Kincumber bush reserve. - Offering both formal and informal living and dining zones, all boasting private and leafy outlooks. - Generously well-appointed kitchen with solid timber cabinetry, stainless appliances, a dishwasher, gas cooking, and a breakfast bar. - Casual living and dining flow effortlessly to the covered outdoor entertaining balcony, overlooking the green grounds and taking in the serene setting.- Generous master suite complete with walk-in robe, updated modern ensuite.- Two additional spacious bedrooms, both complete with built-in robes and ceiling fans.- Main family bathroom is perfectly located next to the bedrooms and has a three-way design with a separate toilet.- Internal laundry with outdoor access and a level grassed backyard are perfect for the kids and pets to play all year round.- Oversize double lock up garage with remote and internal access. There is a huge additional under-house storage and workshop area. - Potential to excavate the under-house storage to create an additional level of living. (STCA). Extras include: air conditioning, natural gas, loads of storage, internal laundry, under house workshop, fully fenced with side access, 6.6KWH solar system, 4000litres rain water storage tanks with pump & NBN to house. Located in a quiet, family-friendly neighbourhood within walking distance of Erina Fair Shopping Centre and only minutes from a variety of desired schools, shops, public transport, and beautiful beaches, this remarkable property won't last long. For more information or to arrange a private inspection, don't hesitate to call Edan Sirone on 0411 314 464 or James Keelan on 0435 714 565. Council Rates: \$2,004pa Water Rates: \$994pa