

# 36 Brierley Avenue, Port Macquarie, NSW 2444



## Sold House

Saturday, 24 February 2024

36 Brierley Avenue, Port Macquarie, NSW 2444

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Chris Koch  
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Abby Koch  
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## Contact agent

Rates \$2,850 pa | Land 644 sqm  
Serenity meets urban convenience at 36 Brierley Avenue, a lovingly maintained home nestled in a private setting boasting spectacular views across the lush green surroundings from both indoors and outdoors. Adjacent to reserve with nearby walkways through nature, you can rest assured you won't feel hemmed in. Be welcomed by beautifully landscaped gardens and a spacious porch entry opening into a flawlessly presented, light-filled interior. At the front of the home, discover a formal lounge room and private master bedroom with a modern ensuite and extensive built-in robes. Oversized windows are furnished in elegant white sheers. The heart of the home is the open-plan living area, dining space, and a gleaming white kitchen featuring Smeg appliances, solid granite benchtops, and plentiful storage. Tucked away are two additional light and airy bedrooms, each with built-in robes, serviced by a pristine main bathroom with floor-to-ceiling tiles and a bathtub. For added convenience, there is a separate WC. Entertain or unwind in the expansive covered outdoor areas, offering tranquil views of the sun-drenched backyard against a backdrop of spectacular reserve. A rock water feature adds to the tranquillity. Additional features include ceiling fans, solar hot water, a large rainwater tank, easy-care gardens, side access to a large, covered storage area, and an oversized double garage suitable for 4WD vehicles. This picturesque pocket of Innes Lake is tucked away from the hustle and bustle yet convenient to the hospital, quality schools, shopping village, and university. It's the best of both worlds: privacy and accessibility. Also, you can enjoy a scenic 1km stroll to the nearby Little Fish Cafe and vineyard. The future has never looked better! Whether you're looking for a peaceful retirement retreat, a savvy investment opportunity, or a modern family home in a prime location, this quality residence and its unique setting are just too good to miss. + Peaceful views of lush greenery from every angle+ Private master bedroom includes modern ensuite + Adjoining reserve, surrounded by nature walkways + Light-filled kitchen, open-plan living and dining area+ Expansive entertaining area, rock water feature + Oversized double garage plus side access to storage+ Convenient to the hospital, schools, shops, and university + Less than 9km into the CBD and Town Beach Disclaimer: All information contained herein is gathered from sources we deem to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries.