

36 Castlewellan Circuit, Warner, Qld 4500



Sold House

Tuesday, 16 January 2024

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Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 728 m2

Type: House



Michael Spillane

\$1,100,000

Situated in a peacefully quiet corner of the increasingly popular 'Warner Lakes' estate, this fabulous modern low-set brick abode has been thoughtfully designed and wonderfully appointed in a way that is sure to impress the most fastidious of buyers. Offering generous light-filled spaces, gorgeous renovations and improvements...and the utmost in privacy, there's plenty of reasons why this is one of the finest homes in the entire area. You'll arrive at 36 Castlewellan and realize that you're only a short stroll to the picturesque Lakes district...and if you aren't aware of how handy Warner is to everything, you have numerous public and private schools, trains, buses, shops, restaurants, pubs and cafes all within minutes' drive...and you're only 35 minutes to the CBD and less than one hour to the Sunshine Coast. As you enter, you'll first notice the smooth timber veneer flooring and relatively fresh paint – you'd be forgiven for thinking that this is a brand new home. To your right is the enormous formal lounge and dining area...a colossal space that's a wonderful area for your family to enjoy. From here, you'll enter the voluminous open plan living and meals area with a high vaulted ceiling...a gorgeous area that offers ample space to relax or dine. The stunning gourmet kitchen is the true centrepiece of the home – a sleek amalgamation of elegant stone bench tops with waterfall edges on the monstrous island bench with 2-way cupboards, recessed sinks, space for a double door fridge, a walk-in pantry, a fabulous feature tiled splash back and an array of quality upmarket stainless steel appliances that include a canopy-style range hood, a Bosch dishwasher, an oven and near new 5-burner gas cook top – sheer luxury by anyone's standards. If you gaze upon the high ceiling line, you're sure to have noticed the ducted air-conditioning that flows right through the abode. You'll then open the stunning brand new barn door and discover the third separate living space – a well-positioned family room, kids' rumpus room or media room (whichever way you'd like to utilise it). On your left as you enter the home, you'll love the 4th bedroom (or separate office) – the perfect place to work from home with a view. The master bedroom is truly palatial and provides a walk-in robe, ceiling fan and lovely ensuite with a shower, a vanity with 'Diamond gloss' counter-tops and a separate toilet. The remaining two bedrooms are quite spacious and both offer built-in robes and ceiling fans whilst the main bathroom is well-appointed and features a separate bath as well as a lovely vanity. There's a separate toilet as well as a separate laundry with a built-in cupboard and an additional linen cupboard. Head out through the large glass sliders and you'll find the wonderfully private rear alfresco complete with drop-blinds and a large ceiling fan – the perfect place to entertain your welcomed guests over a sizzling BBQ and a few drinks. Close by, there's a kids' swing-set and sandpit as well as a cubby house. The grassy private yard is surprisingly spacious, and the fence-line has been brilliantly extended to the front fence line, ensuring complete use of the huge 728m² block (there's loads of room to install an in-ground swimming pool should the need arise...and you have an easy side access if you'd like to install a large shed). Other features include instant gas hot water, near new ceiling fans throughout, a 3000-litre water tank that's plumbed to the toilets and laundry, a handy garden shed, a flat tiled roof, security screens and finally, a remote lock-up double garage with anti-slip flooring. Homes in Warner Lakes are selling at incredible speeds and achieving incredible prices – Be quick as blocks of this size are almost non-existent in this area! A summary of features includes:

- Generous 728m² allotment
- Modern and immaculate low-set brick residence
- Ducted air-conditioning
- Timber veneer and tiled flooring
- 3 separate living spaces including the open plan living and meals (with high vaulted ceiling), huge formal lounge and dining and a separate family room with a new barn door
- Breath-taking kitchen with enormous island bench (including stone tops with waterfall edges and 2-way cupboards), a chic tiled splashback and quality upmarket stainless-steel appliances
- 4 bedrooms including the master with walk-in robe and stylish ensuite whilst two of the three remaining bedrooms provide built-in robes
- Remote double lock-up garage with epoxy anti-slip flooring
- Main bathroom with separate shower and bath as well as a lovely vanity
- Separate toilet
- Separate laundry
- Ample storage options including a linen cupboard
- Fabulous private outdoor alfresco
- Kids' cubby house, kids' play-set and sandpit
- Garden shed
- 3000 litre water tank
- Instant gas hot water
- Flat tiled roof
- Spacious yard with new fencing and ample room for a pool as well as an easy side access for a shed

This is a property that's beautifully maintained and brilliantly renovated with upmarket finishes...and it's bound to attract a very wide variety of willing buyers – Be Very Quick! 'The Michael Spillane Team' is best contacted on 0414 249 947 to answer your questions or arrange your private inspections.