

# 4 Barbuda Way, Lake Cathie, NSW 2445

## Sold House

Wednesday, 11 October 2023



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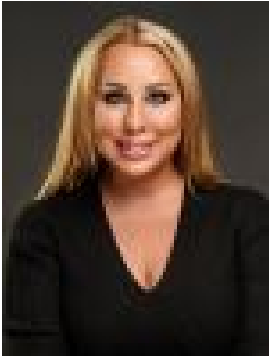
Bedrooms: 5

Bathrooms: 3

Parkings: 2

Area: 619 m2

Type: House



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**\$1,025,000**

This modern coastal home is fit with all the luxuries your family can enjoy just in time for summer by the beach. Ideally positioned in an exclusive estate minutes to Rainbow Beach, lakeside cafes plus you can walk to Lake Cathie Primary School at the end of your street. Showcasing premium inclusions throughout, the brilliant floor plan spans over two spacious levels, custom designed to meet the needs of a growing family. Step inside from the formal foyer and discover the first of two master bedrooms; light filled, complete with a double sided walk in closet and stunning ensuite bathroom featuring a gorgeous clawfoot bathtub. Situated at the entry on ground level, perfect for in laws or guests. The heart of the home, a sophisticated galley style kitchen with a state of the art Butler's pantry adjoins a relaxed living and dining space, opening up from both sides onto a full length alfresco entertaining area. Tucked away is a mud room connecting to the double garage, and large laundry with storage. Durable grey wash timber look floors pair back perfectly with elements of stone and timber, complemented by over island marble and glass pendant lighting. For year round comfort there is zoned-ducted app controlled air conditioning throughout and high end energy saving ceiling fans. Upstairs uncovers a restful parents retreat including a walk in robe and luxe ensuite revealing striking matte black tap ware combining subtle touches of rose gold. This well-appointed level also provides a study nook, casual living room, and three generous bedrooms serviced by a large contemporary bathroom including bathtub. Custom awning windows furnished in plantation shutters ensure privacy while allowing sea breeze to flow throughout. Standing proud on a level 619sqm block, the big backyard is a fabulous spot for children to play, with approval to add a pool and beautiful space to create your own tropical garden oasis. Gated side access can also accommodate your boat, trailer or sporting and adventure gear. It's all about lifestyle and convenience in this outstanding location with proximity to pristine swimming and surfing waters, prime fishing spots, rainforest reserve, sporting fields, and everyday facilities such as shops, medical centre, eateries, and much more. No wait times here, just move straight in and start enjoying the best of modern lifestyle living.