

# 4 Mercedes Place, Kareela, NSW 2232



## House For Sale

Tuesday, 11 June 2024

4 Mercedes Place, Kareela, NSW 2232

Bedrooms: 4

Bathrooms: 2

Parkings: 3

Area: 682 m2

Type: House



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## Friendly Auction

Experience tranquillity in this split-level home offering breath-taking reserve bush views. Embrace seamless indoor-outdoor living, perfect for both relaxation and entertainment. Start your day surrounded by the serene beauty of nature and unwind on the deck overlooking the verdant landscape. Located near parks and trails, this home provides an ideal balance of comfort and convenience. Features:- Carpeted living room with abundant natural light, featuring a study nook and a modern split air-conditioning system for ultimate comfort and convenience.- Elegant dining room seamlessly flows onto a covered entertaining decking area, offering breath-taking bush views and the serene ambiance of birds chirping for an enchanting experience.- Recently renovated kitchen with Bosch appliances including an oven and electric cooktop, complete with a dishwasher ensuring modern functionality and style.- Expansive bathroom boasting a spacious shower, floor-to-ceiling tiles, and a generously sized vanity for a luxurious and comfortable experience.- Master bedroom includes an ensuite with a shower and floor-to-ceiling tiles, while also boasting a walk-in wardrobe, offering ample storage and organization space for added convenience.- Three additional carpeted bedrooms, two of which are east facing, each equipped with built-in wardrobes for ample storage and functionality.- Inviting covered outdoor area with a stunning hardwood deck seamlessly extending from the living and dining spaces, offering an east-facing orientation for delightful morning sun.- Refreshing large saltwater pool, complete with an eco-friendly pump featuring three settings. Bask in the sun's warmth throughout the day for endless enjoyment and relaxation right in your backyard.- Embrace sustainable living with vegetable garden beds equipped with an irrigation system, accompanied by a three-stage compost bin set and a worm farm, ensuring a bountiful harvest and eco-friendly gardening practices right at home. Enhancing this green haven are dwarf apple & citrus trees, adding orchard charm to your sanctuary.- Additional features include a double garage and single carport, security screened windows and doors throughout, LED lighting in most areas, a study for productive workspace, a 6000L rainwater tank, solar panels for energy efficiency, and a wine cellar with ample storage space. Water Rates: \$171 (approx.) Council Rates: \$490 (approx.) Land Size: 682.9sqm Auction Details: 29th June | Onsite @ 12pm