

# 41 Government Road, Nords Wharf, NSW 2281

## House For Sale

Wednesday, 22 November 2023



41 Government Road, Nords Wharf, NSW 2281

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 1669 m2

Type: House



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## FOR SALE - Acreage Feel Without The Price Tag

Located in a peaceful, tree-lined setting, this spot embodies the essence of waterside serenity. So close to the lake, complete with convenient boat access and an inviting lakefront, it's a dream for anyone wishing to be in tune with the outdoors. The sand & surf of Caves Beach and Catherine Hill Bay are just a brief moment away, offering a quiet lifestyle complemented by the quaint allure of the nearby cafes & restaurants like the Trading Post Cafe & Murray's Restaurant. While it's a quiet nook, the accessible location of Nords Wharf—a mere half-hour from Newcastle and an hour and a half from Sydney—means you're never far from urban amenities, seamlessly allowing you to have the best of both worlds. This residence occupies a sizeable 1,699sqm parcel and stands tall with a north east backyard aspect, bathing in sunlight and offering stunning views of the lake's glistening surface. The home's expansive front balcony spans the length of the property, providing elevated and sweeping vistas that promise picturesque scenes and gentle lake breezes.- Revel in the east-facing large backyard that basks in sunshine, welcoming gentle breezes for an idyllic outdoor setting.- A stunning swimming pool awaits, an ideal centerpiece for summertime fun and hosting memorable gatherings.- Embrace regional living with ample space to cultivate your mini-farm or a flourishing vegetable garden, right in your backyard.- With the beauty of the bush as your rear boundary, enjoy a naturally stunning and private vista every day.- The expansive undercover entertaining space ensures that you can host and relax outdoors in comfort, no matter the season.- Classic charm meets modern living with this home's elevated facade, featuring a fresh white exterior, decorative balustrade, and a welcoming front porch- The well-maintained front garden and neat pathway lead up to an inviting entrance, accentuated by the home's picturesque raised position and sunlit, open veranda.- The home's expansive porch and deck areas offer a seamless transition to the outdoors, featuring elegant French doors and views that overlook lush greenery & views of the water.- Designed with relaxation in mind, the wrap-around decks provide a perfect vantage point for enjoying the serene surroundings and capturing the tranquil water views.- The kitchen exudes rustic charm with its wooden countertops and open shelving, paired with a classic subway tile backsplash and a large window flooding the space with natural light.- Equipped with a professional-grade stove and stainless steel appliances, this kitchen combines country aesthetics with modern functionality, perfect for both casual family meals and elaborate culinary creations.- Open living concept with a fluid transition from the living area to dining and kitchen, fostering a social atmosphere and ease of movement throughout the home.- Original timber floorboards throughout, recently sanded and freshly painted, adding warmth and character to the interior spaces.- A secondary separate lounge room provides additional space for relaxation or entertainment, offering versatility to suit any lifestyle.- A dedicated hallway leads to a private bedroom wing, featuring two bedrooms both with built-in wardrobes and ceiling fans for comfort and convenience.- The upstairs area serves as a private retreat, complete with an additional living space that extends onto a deck, offering tranquil water views for a serene escape.- The main bedroom, situated upstairs, includes built-in robes and a ceiling fan, and is complemented by an ensuite, ensuring a private and comfortable sanctuary.- Enjoy the breathtaking scenery from the upper deck, where stunning views of the surrounding trees and water create a picturesque backdrop for relaxation or entertaining.- This property also presents a top opportunity for investors who want a better return or those wanting to help elderly parents or adolescents kids. With the substantial block size, it could comfortably accommodate a secondary dwelling or a granny flat (STCA).Don't let your new Lake and Beach Coastal Lifestyle get away...