

**46 Brocklesby Road, Medowie, NSW 2318**

CURTIS & BLAIR  
REAL ESTATE

**House For Sale**

Saturday, 25 November 2023

46 Brocklesby Road, Medowie, NSW 2318

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 5**

**Area: 600 m2**

**Type: House**



Jane Blair  
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Tiffany Jeffery

**\$879,000**

Nestled on a low-maintenance 600sqm block, this meticulously renovated four-bedroom, two-bathroom gem seamlessly combines comfort and convenience. Ideally situated just a leisurely stroll from Wirreanda Public School and Gumnut Pre-School, this residence is the epitome of modern living. Step inside and be greeted by a fresh ambiance, accentuated by crisp décor, plantation shutters and brand-new flooring. Stay cool year-round with the added luxury of a split-system air conditioning system. The intelligently designed floorplan spans a practical single level, with the inviting lounge room at the entrance, the sleek white Caesarstone kitchen as the heart of the home, and the dining room strategically positioned for easy flow onto the north-facing alfresco entertaining area. All your family's parking needs are effortlessly met too with a double carport and triple garage. Convenience extends beyond the home, with the Medowie shopping centre just a four-minute drive away. Explore supermarkets, eateries, and gyms at your leisure. Additionally, the RAAF base and Williamstown airport are less than 10 minutes away, ensuring your connection to essential amenities is swift and straightforward. \*Single level brick and tile home on low maintenance 600sqm block\* Free-flowing lounge and dining rooms each with split system a/c, hybrid flooring and plantation shutters\* Glossy white kitchen with electric hob and oven\* Stunning main bathroom with freestanding bath, shower and separate w/c\* Master bedroom with walk-in robe and ensuite, three additional beds with built-in robes\* Under cover parking for five vehicles\* Covered alfresco entertaining area plus deck and established gardens Call Jane Blair on 0415265218 at Curtis & Blair Real Estate for further details. IMPORTANT: Whilst all care has been taken preparing this advertisement and the information contained herein has been obtained from sources we deem to be reliable, Curtis and Blair Real Estate does not warrant, represent, or guarantee the accuracy, adequacy, or completeness of the information. We accept no liability for any loss or damage resulting from reliance on this information. We recommend that interested persons make their own investigations.