

46 Wombat Street, Gunning, NSW 2581

Sold House

Wednesday, 23 August 2023

46 Wombat Street, Gunning, NSW 2581

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 1792 m2

Type: House

Contact agent

Your dream home awaits, just moments from the centre of friendly Gunning, this magnificent home offers four bedrooms, two bathrooms and enough sheds to please a variety of hobbies and interests. Boasting lovely sunset views, the quality home sits on a large 1792sqm corner block, with two driveways and a lovely mixture of new and established landscaping. Inside, the home offers a generous combination of light filled, open plan living spaces. Tiled, to create a modern finish that is both practical and family friendly, you can furnish as you please to enjoy several living spaces including a lounge, open plan family and a rumpus. The central kitchen boasts a galley style with ample storage including a Butler's pantry, stone benchtops and quality appliances including a double sink, dishwasher and 900mm electric oven with gas cooktop. The home includes ducted reverse cycle heating and cooling plus ceiling fans in some of the living spaces and in each of the four bedrooms. Each bedroom is a good size, with carpet flooring, including the master that provides a walk in robe and a generous ensuite with double vanity, shower and efficient, floor to ceiling tiling. The remaining three bedrooms all provide built in robes and the family bathroom mirrors the ensuite's design and provides a shower, vanity, and freestanding bathtub. From every room of the home, you can enjoy picturesque garden views through the large windows that flood the home with natural light and help to create the ambience of rural living. Outside the home sits proudly on the spacious 1792sqm corner block with a fabulous undercover entertaining area and lovely landscaped gardens. The current owners have enjoyed creating the outdoor spaces with lots of established greenery, level lawn space and plenty of veggie gardens. The yard is fully enclosed with Colorbond fencing and there is a newly planted row of roses and olive trees that will help to establish privacy and shade in the future. The main entrance to the home provides direct access to the double garage which is located under the roofline with remote doors and internal access for your convenience. There is a second driveway around the other side of the property which leads to the fabulous, freestanding 10m x 7.5m garage with heightened 3.2m remote doors ideal for the caravan. Inside, you will find lighting, plus 15 amp power connected for the caravan. In addition, there are several other sheds, including a workshop, storage and garden shed, ideal for all manner of hobbies. The home is located just moments from Gunning Town Centre where you will find a variety of local businesses, a lovely school and plenty of community services. There is easy access onto the highway for a simple commute into Goulburn, Yass or Canberra. Embrace the rural lifestyle with the convenience of town living and come and visit Gunning today.

- Stunning, four-bedroom, elevated home with lovely views
- Tiled living areas include lounge, family/dining and rumpus
- Kitchen has butler's pantry, stone benchtops, quality appliances
- Spacious master with ensuite, other bedrooms have built in robes
- Ducted R/C heating and cooling, ceiling fans in living and bedrooms
- Undercover entertaining area, firepit, enjoy lovely sunset views
- Double garage with remote and internal access, sheds & workshop
- Freestanding garage with 3.2m high roller doors at front and rear
- 10.14kw solar system with 26 panels to assist with energy costs
- Lovely gardens, lawn space, veggie gardens, 10,000L tank
- Close to town, easy commute into Goulburn, Yass and Canberra