

483 Guinea Street, Albury, NSW 2640

SN STEAN NICHOLLS

House For Sale

Thursday, 16 November 2023

483 Guinea Street, Albury, NSW 2640

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: House



Jack Stean



Mikaela Gould
0458470763

Auction Saturday 9th December at 1:30pm

Discover the epitome of modern luxury living in this remarkable architectural masterpiece in the heart of Albury's most beautiful treelined street. This low maintenance home incorporates natural lighting, single level floor plan with seamless connection to outdoors and thermal performance. This contemporary residence sets new standards in design and construction, offering a modern lifestyle of unparalleled elegance and sophistication, boasting a passive design which integrates the principles of cross ventilation to maximise natural airflow throughout. Square set corners and solid oak floorboards flow through the property with 3-metre-high ceilings and extensive use of full height double glazing leaving every corner bathing in natural light, creating a bright and inviting ambience. Enjoy captivating garden views from every angle, bringing nature's beauty to your daily life. Situated close to fabulous shops, boutique restaurants and Dean Street, the location is perfect for a family seeking convenience or those looking for low maintenance living. The welcoming entrance hall leads to a spacious living zone through to the eat-in designer kitchen offering spacious storage and a streamlined Miele equipped kitchen featuring Carrara marble kitchen benches with integrated appliances and high-end custom cabinetry. The exceptionally generous living room features a central double sided open fire place (that can also shut down into a slow combustion fire), all which connects to the established gardens. The spacious master bedroom overlooks a glorious garden with a shaded palm tree and features custom built in robes and a luxurious Carrara Marble bathroom with Hansgrohe showers, a floor to ceiling window and ample storage. The master suite is conveniently situated at the front of the home. Further down the hallway are two double bedrooms with their own private patios to the yard both serviced by a lavish marble family bathroom which includes a free-standing bath and separate toilet. Imaginable luxuries include, zoned ducted heating and cooling throughout, double glazed windows and doors, fully automated external blinds on all windows and doors, established landscaped gardens with propagated fruit trees and an automatic irrigation system, 13.3kW solar panels with a 10kW inverter, laundry, storage shed for tools plus a double carport which has a secure lockable pedestrian gate and electronic vehicle gates. 483 Guinea Street is within arm's reach of restaurants, cafes, bars, sporting clubs, galleries, shops and more. A pathway at your front door connects to a network of leafy walking tracks to Dean Street, this is Central Albury living at its best. Don't miss the opportunity to make this architectural masterpiece your forever home. Features: - ? Built in 2017 - ? Flat block and home without steps - ? Low maintenance, light filled oasis - ? Established gardens - ? Three bedrooms - ? Two bathrooms - ? Eat-in designer kitchen - ? Separate living room - ? Laundry - ? Double garage & storage shed - ? An arm's reach of restaurants, cafes, bars, sporting clubs, galleries, shops and more