

# 5 Brumby Crescent, Maryland, NSW 2287

## Sold House

Saturday, 25 November 2023

5 Brumby Crescent, Maryland, NSW 2287

Bedrooms: 4

Bathrooms: 2

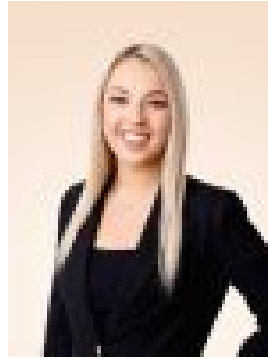
Parkings: 2

Area: 844 m2

Type: House



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**\$935,000**

Property Highlights:- Beautifully presented family home set on a massive 844.5 sqm landscaped block.- Spaciously designed with open plan living/dining plus a formal living and dining room.- Four large bedrooms, the master suite with a twin walk-in robe + a huge ensuite with a built in spa bath.- Gourmet kitchen with quality appliances, gas cooking, 40mm benchtops, a walk-in pantry + an island bench with a breakfast bar.- Freshly painted, premium carpet and tiles + contemporary LED downlighting throughout.- Newly installed Daikin 4 zone ducted air conditioning, ceiling fans, instant gas hot water, dual side access to the yard, CCTV security system outside + a 6 panel (approx. 2kw) solar system. - Huge covered alfresco area overlooking the fully landscaped backyard.- Attached double garage with roller door access to the yard, power access + a new automated door.

Outgoings: Rental Return: \$700 per week

Set on a lovely street in the perfectly positioned suburb of Maryland, this beautifully presented four bedroom home, nestled on a spacious 844.5 sqm parcel of land, is sure to tick all the boxes for your dream family home! Maryland is a suburb that enjoys a lovely, family friendly feel, with a range of schooling, shopping options, and recreation facilities all within easy reach of home. Further afield, you'll be delighted to find Newcastle's city and beaches a short 25 minute drive, the shores of Lake Macquarie just 20 minutes away, the township of Wallsend just minutes from home, and a new local shopping complex including a Woolworths currently under construction, set to make life even more convenient!

Arriving at the home, a manicured garden, a sweeping grassed lawn, and a stencilled concrete drive leading to a double garage provide a lovely impression at first glance. Stepping inside, you'll arrive in the spacious entry hall, revealing a featured tile floor, a neutral paint palette, ducted air conditioning, and contemporary LED downlighting as found throughout the home. Set at the entrance is a generously sized, carpeted formal living room, complete with a ceiling fan and a large window, providing views across the front yard. A formal dining room is located adjacent, offering the perfect setting for meals with the family and entertaining guests. Clearly designed as the heart of the home, the breathtaking open plan living, dining and kitchen area is sure to impress. Bathed in natural light from the walls of windows and sliding doors, this inviting living area provides plenty of space for the family to relax, dine, and connect during their downtime. The beautiful family kitchen overlooks the open plan living area, with ample storage on offer in the surrounding cabinetry and walk-in pantry. A large island bench doubles as a handy breakfast bar, whilst providing ample food preparation room atop the sleek 40mm benchtops. The home chef will be delighted to find quality appliances already in place including a Fisher & Paykel dishwasher, a Westinghouse oven, and a four burner gas cooktop, ready to start whipping up their gourmet creations straight away!

There are four bedrooms on offer, with the master suite thoughtfully placed at the entrance to the home, providing additional privacy for the adults of the family. Generous in size, there is ample room for your king sized bed, a ceiling fan, a double walk-in robe, and a massive ensuite that includes a twin vanity, a separate shower and a built-in spa bath. An additional three bedrooms are tucked behind a private hallway at the rear of the home, all featuring mirrored built-in robes and plush carpet, providing a luxurious feel underfoot. Servicing these rooms is the main family bathroom located close by that includes a separate shower, bathtub and WC. Dual sets of sliding doors provide a lovely connection to the backyard where you will discover a huge covered alfresco area wrapping around the home, providing all the space you could dream of for your outdoor cooking, dining and entertaining needs. The massive 844.5 sqm parcel of land delivers a large, fully fenced backyard complete with established gardens and hedging, plenty of green grass for kids and pets to play, along with a raised garden bed, a bird aviary, and even a chicken coop to complete this amazing suburban oasis!

A home of this calibre, set in such a popular, family friendly location is set to appeal to a broad range of buyers, with a large volume of enquiries expected. We encourage our clients to contact the team at Clarke & Co Estate Agents today to secure their inspections. Why you'll love where you live;- Just minutes from Fletcher Shopping Village and the soon to be constructed Maryland shopping complex.- A family friendly neighbourhood with walking tracks and parks located close by. - 25 minutes to the city lights and sights of Newcastle.- Just 20 minutes away from the shores of Lake Macquarie.- A brief 5 minute drive to Wallsend, providing a range of retail, services and dining options close to home.\*\*\*Health & Safety Measures are in Place for Open Homes & All Private Inspections.

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