

# 5 Kathleen Crescent, Armidale, NSW 2350

## House For Sale

Saturday, 27 April 2024

5 Kathleen Crescent, Armidale, NSW 2350

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 915 m<sup>2</sup>

Type: House



Peter Georkas  
0267725333

**\$650,000**

Nestled in a quiet cul-de-sac in north Armidale, this elegant home presents a unique living experience, blending modern design with comfortable family living. The home's split-level design not only accentuates its architectural beauty but also creates an inviting atmosphere, making it an ideal setting for both relaxation and entertainment. Upon entering, the open-plan layout unfolds, seamlessly connecting the living, kitchen, and dining areas. The high-set ceilings and expansive windows bathe the interior in natural sunlight, enhancing the sense of space and warmth. The kitchen, a streamlined design, is equipped with quality appliances and features a servery window to the alfresco area, perfect for hosting gatherings. The spacious family area, with its large dining space, built-in storage, and warm wood heater, promises comfort and style during the cooler winter months. A separate living room offers additional space for family activities or quiet contemplation. The private quarters of the house are equally impressive. The master suite, a retreat unto itself, includes an ensuite and built-in robe, providing a sanctuary for relaxation. Three additional bedrooms, each with built-in robes, along with the main bathroom, accommodate family and guests with ease. The outdoor area of the home is a highlight, boasting a generous covered space for alfresco dining and entertainment, overlooking the beautifully landscaped gardens that promise tranquility and privacy. This home is a perfect blend of stylish design, functionality, and comfort, making it an ideal choice for those seeking a peaceful yet convenient lifestyle in Armidale. Its proximity to Ben Venue Primary School and surrounding parklands adds to the allure, offering convenience and a touch of nature's charm. Call the HH Team today for your private inspection - 6772 5333 or Peter Georkas 0408 668 907. Features include: Four bedrooms - all with built-in robes Open plan family area + separate living room and office nook Renovated kitchen with excellent storage and bench space Two bathrooms - main inc bathtub Covered outdoor area. Landscaped gardens Solar power system - 14 panels -5kW Garden shed. Wood store. Double garage Disclaimer: All information (including but not limited to the property area, floor size, price, address, and general property description) on the Website is provided as a convenience to you, and has been provided to HH Real Estate by third parties: we cannot guarantee accuracy. Prospective purchasers are advised to carry out their own investigations.