

# 5 Kingsbury Circuit, East Bowral, NSW 2576



## House For Sale

Saturday, 11 May 2024

5 Kingsbury Circuit, East Bowral, NSW 2576

Bedrooms: 6

Bathrooms: 2

Parkings: 3

Area: 1385 m2

Type: House



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## **Auction - Contact Agent**

Blending luxury and beauty with the promise of a practical family lifestyle, this thoughtfully planned home has been lovingly renovated with every attention to detail. With a perfectly north-to-rear aspect, the key shared spaces of the house benefit from loads of winter sunshine and light. The informal living and dining areas transition seamlessly to a rear alfresco area, covered with a high dome that is both practical and beautiful. Many a barbeque will be enjoyed here with friends and family, creating memories to last a lifetime. This area sets the stage for a magnificently landscaped, yet low maintenance garden, framed by mature hedges for complete privacy. A generous floor area of 264m<sup>2</sup> and multiple living areas provides great flexibility for a modern lifestyle. The kitchen is a showcase of quality and functionality with a fabulous array of European appliances. The entire neighbourhood is connected by a series of well-planned walking and cycling paths with easy access to transport, childcare and schools. Bowral township, hospital and railway station are all just a five-minute drive away. - A fully renovated, large home with a floor area of 264m<sup>2</sup>- North-to-rear aspect to capture sun and light- Kitchen with an integrated Liebherr fridge/freezer, Miele dishwasher, Vintec wine cooler, 40mm stone benches, 5-burner gas cooktop and walk-in pantry- Three separate living areas- A master suite which is large enough for an additional lounge area, walk-in robe and a large ensuite. Also, with private access to the nursery/study- Ensuite & main bathroom with bathtubs, under-floor heating and heated towel rails- All secondary bedrooms with generous proportions and built-in robes- Reverse-cycle ducted heating and cooling- New Cavalier Bremworth woollen carpets- A large and fully renovated laundry with copious storage- Huge walk-in linen press/storage room- Triple garage with automated doors, epoxy coated flooring, drive through door and direct internal access- Concreted driveway to garage- Side access for a van, boat or trailer - Freshly landscaped grounds with cool climate grass, plantings and a dedicated vegetable bed area- Intellihub Smart Electricity meter- Hunter Pro wi-fi enabled irrigation system- Large garden shed- NBN connected