

**54 Pappinbarra Parade, Port Macquarie, NSW 2444**



**Sold House**

Wednesday, 16 August 2023

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**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 639 m2**

**Type: House**



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**\$728,000**

Step outside the ordinary and into the captivating charm of this beautiful original home full of quaint 70s construction and a fresh modernistic interior. Located within the sought after Bellevue Hill area, every detail of this authentic gem exudes character from the original gabled roof, dormer windows and polished timber floorboards. While this home still holds its original vintage charm you can also enjoy the comforts of a freshly renovated bathroom and freshly painted white walls. Simply presented, with stained glass windows to provide maximum light, the foyer provides a welcoming entrance to the main floor of the home. Glass sliding doors open out into a spacious, modernistic, north facing loungeroom, with large windows looking over the highly rated tree lined Ballangry Park reserve just across the road. Meanwhile the newly renovated kitchen, dining room, bathroom and laundry all share a south facing view over the large low maintenance backyard. Features such as retro glass sliding doors and antique lighting fixtures add a sense of character and nostalgia. Upstairs, three large light filled bedrooms await, accompanied by a spotless bathroom featuring a relaxing bathtub. Additionally, two enchanting little nooks overlook the reserve, offering an ideal setting for a quiet study with a view. Stepping outside you are welcomed by the expensive backyard, with a level lawn and easy-care border gardens, this is the perfect blank canvas ready for your personal touch. Accompanied by convenient side access, garden shed and a secure, high ceiling double garage. Location truly sets this home apart, with its enviable position just 500 metres from the private hospital and within a 3-kilometre radius of the vibrant CBD, patrolled town beach, alfresco cafes, eateries, schools, sporting fields and a captivating nature reserve. A house becomes a home when it captures your heart, and this extraordinary dwelling will undoubtedly do just that. – Original polished timber floors – Gas cooktop and soft-close cabinetry in the modern kitchen – Renovated kitchen and bathrooms for contemporary comfort – Thoughtfully designed aspect captures abundant light and refreshing breezes – Built in robes, ample storage and a two study nooks for convenience – Side success, a level lawn and a garden shed for practicality – Sweeping views of picturesque Ballangry Park – Within a short 3 kilometre distance to the CBD and popular Town Beach This remarkable property won't be available for long. Contact us today to schedule an inspection and secure your chance to own this exceptional home in Bellevue Hill. Property Details: Council Rates: \$3,000 pa Land Size: 639 sqm Rental Potential: \$620 per week (current) **DISCLAIMER:** The information contained in the advertising of this property is based on information provided to the agents, and the vendor and agents expressly disclaim any liability arising therefrom. The accuracy of the information cannot be guaranteed, and prospective purchasers should make their own enquiries and form their own judgement as to these matters.