

# 63 Mistful Park Road, Goulburn, NSW 2580

## House For Sale

Thursday, 13 June 2024



63 Mistful Park Road, Goulburn, NSW 2580

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 4**

**Type: House**



Edwina Grant

**\$1,095,000**

Welcome to your new home in the sought-after Mistful Park Estate, North Goulburn. This brand-new, ready-to-move-in property offers a spacious 267 sqm of living space on a generously sized 844 sqm block, fully fenced for privacy and security. This stunning home features four well-sized bedrooms and two bathrooms, including a master ensuite. Each room is designed for comfort, with triple insulated roofing and double-insulated walls, ensuring year-round temperature control. The home is equipped with a split system air conditioner and ducted heating to further enhance comfort. The heart of the home is its modern kitchen, well-appointed with high-quality Omega appliances and a butler's pantry for extra storage. Adjacent to the kitchen, you'll find a convenient study nook, perfect for work. Outdoor living is also a breeze with a 6m x 6m double garage located at the rear of the property, providing ample space for vehicles or a workshop. Sustainability features include an instant gas hot water system and a water tank that services the laundry and toilets, reducing utility costs. Located just 2km from a new shopping centre, and within easy access to Mulwaree High School, Riverside dog park and Goulburn train station, this home is perfectly situated for both convenience and lifestyle. Enjoy leisurely strolls in nearby parks, Wollondilly River walkway and the tranquility of a well-established community. This property promises to be a wonderful home for any prospective buyer looking for style, functionality, and a prime location. Don't miss the opportunity to own this fabulous new home in Goulburn's desirable north side.