

66 Jamieson Drive, North Rothbury, NSW 2335



House For Sale

Saturday, 2 March 2024

66 Jamieson Drive, North Rothbury, NSW 2335

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 737 m2

Type: House



Michael Denton
0249914000

GUIDE \$1,200,000

Recently built and presenting as new, this luxury two storey home is an entertainer's dream. With a long list of upgrades, it is ready for the discerning owner to move straight in and start enjoying from day 1. Those looking to build will find this home ticks all the boxes and comes without the lengthy delays and cost uncertainty of a new build. Furthermore, this home is turnkey, with established lawns, driveways, landscaping and more. Set in a quiet street, in a commanding elevated position, this home enjoys a bush aspect and spectacular mountain views from the second storey balcony. With a block size of 737m² and a frontage of over 26m, there is plenty of space around this significant home, so you never feel hemmed in. The external features make great use of the wide block with a large pebble-crete driveway and additional parking bay next to the garage. The garage itself has been extended in width to allow for additional storage and/or wider vehicles. Large sandstone blocks line the front and rear of the home and provide a soft contrast with the grey render of the façade and the dark pebble-crete driveway. Handed over just a few months ago and with the finishing touches to landscaping just completed, this home is as new. Based upon a 4 bedroom plus study layout, the floorplan is versatile and provides multiple living spaces, an additional powder room downstairs and a substantial alfresco area with outdoor kitchen. The tiled alfresco has every extra imaginable including powered zip screens, ceiling fans, marine grade defender steel screen doors, and an all-weather granite topped outdoor kitchen. Completing the outdoor area is an app-controlled auto irrigation system with weather station sync, fire pit area and lush buffalo lawn. The auto irrigation system uses the mains supplied recycled water to cover the front & rear lawns and garden beds. No time-consuming hoses & sprinklers required! The features indoors are no less impressive with a gourmet kitchen including 900mm under bench oven, 5 burner gas cooktop, integrated microwave, and pendant lighting. Several rooms include plantation shutters on windows, whilst sliding doors feature sheer curtains. The main living area and main bedroom include auto blinds which are handy to let in just the right amount of light without having to get out of that comfy position. Additional features of this home include:

- Double garage with increased width to 6.3m.
- High ceilings, LED downlights and ceiling fans and ducted air conditioning
- All bedrooms include mirrored built-in robes, roller blinds and plush carpets.
- Study / 5th bedroom downstairs plus 3rd toilet/powder room.
- Full Fisher and Paykel appliance package including plumbed double door fridge, washer, and dryer.
- Stone counters in bathrooms and kitchen.
- All-weather granite topped outdoor kitchen with 5 burner stainless steel, natural gas BBQ and lockable outdoor fridge.
- All fences repainted in matching exterior colours to complement the home.
- Auto irrigation system for front and rear gardens and lawns utilising mains supplied recycled water.
- Eufy 4K security system with AI facial recognition.

Those looking to relocate will find Huntlee Estate adds a host of conveniences making this an ideal destination. Local shopping, fast food/cafes, medical/dental, a gym, an early learning centre and the Huntlee Tavern are all just a short drive away. Access to Sydney and Newcastle is simple with the on-ramp to the Hunter Expressway just 5 minutes' drive. The local Vineyards, restaurants and cafes of Pokolbin and Lovedale are also 10 minutes by car. Combining a great location and a luxury home with a large block, equals the perfect home for families to entertain and enjoy. Equally, retirees and executive couples will find the entertaining areas perfect for weekend lunches and dinner parties, with plenty of room to accommodate overnight guests. Don't miss this opportunity to start building your own memories.