

71 Constitution Drive, Cameron Park, NSW 2285

LANE CAMPOS

House For Sale

Wednesday, 22 May 2024

71 Constitution Drive, Cameron Park, NSW 2285

Bedrooms: 5

Bathrooms: 2

Parkings: 2

Area: 746 m²

Type: House



Bec Williams
0249676770

Guide: \$1,100,000

Discover the pinnacle of suburban living in this magnificent double-storey property nestled in the serene enclave of Cameron Park. Situated in a private, tranquil setting, offering the perfect blend of luxury touches and convenience. Boasting a generous layout and ample room to grow and entertain, this home is the ideal family haven. Picture sun filled rooms that beckon you to linger. These spacious interiors are your canvas - a place to create memories, host gatherings, and entertain to your heart's content. Step outside, and the magic continues. The covered alfresco area invites you to sip cocktails by the sparkling inground pool. The 5-seater spa whispers relaxation, while the firepit dances with warmth. And that pergola? It boasts an opening roof, so you can stargaze or soak up the sun. Whether you're working from home, unwinding with a book, or celebrating life's milestones, this home has a zone for it. It's not just a house; it's your urban sanctuary.

Highlights:-- Upstairs offers a separate family retreat - five bedrooms, two bathrooms, living area and balcony - quietly positioned away from the action-- Master suite with sitting area, double walk-in robes, luxe ensuite with bathtub and private balcony access-- Four bedrooms with built-in robes-- Ducted air conditioning and ceiling fans-- Luxe family bathroom on upper level with bathtub and separate shower-- Tranquil bush outlook-- Polished timber floorboards and quality window coverings-- Modern kitchen with gas cooking, quality appliances, stone bench tops and island bench - perfectly placed for entertaining-- Open plan living and dining - flowing through glass sliding doors to the pool and entertaining area-- Separate office - perfect for your work from home needs-- Media / home theatre and powder room on lower level-- Solar system - producing an average of 1.1MwH of energy per month-- Sparkling inground pool plus 5 seater hot tub-- Separate laundry-- Garden and entertaining area - grassed space for the kids, covered alfresco with ceiling fans, pergola with open roof and fire pit, fully fenced-- Double garage with remote door and internal access

Here and there:-- School catchment: Edgeworth Public School - 4 min drive (2.8km), Glendale Technology High School - 10 min drive (4.9km)-- M1 and Hunter Expressway - 2min drive (1.6km)-- Northlakes Estate Park - 16min walk (1.2km)-- Jupiter Circuit Duck Pond - 10min walk (700m)-- Pasterfield sports complex and skate park - 5min drive (3.2km)-- Cameron Park village retail hub - 5min drive (2.9km)-- Harrigan's Cameron Park - 5min drive (2.9km)-- Approx. weekly rental return: in the vicinity of \$900 - \$950-- Approx. council rates per quarter: \$487-- Approx. water rates per third: \$290 (not incl. usage)

This home will be sold via online auction on Saturday 15th June 2024. For more information, please contact Bec on 4967 6770. Disclaimer: All information contained herein has been gathered from sources we consider reliable. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.