

# 8 Colwyn Close, Elernore Vale, NSW 2287

CRAWFORD

## House For Sale

Tuesday, 30 April 2024

8 Colwyn Close, Elernore Vale, NSW 2287

Bedrooms: 5

Bathrooms: 3

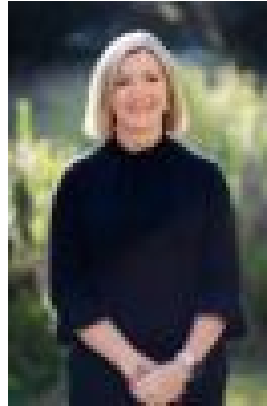
Parkings: 5

Area: 869 m2

Type: House



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**\$1,600,000**

BY APPOINTMENT ONLY. Step into the enchanting embrace of this cherished grand family estate, that's ready for its next chapter. Boasting amazing views over the tree tops & out to the valley. With a floorplan of generous proportions & space for the largest of families or intergenerational living. An extraordinary 301sqm approx of home, sitting on an impressive 869sqm approx. block at the top of a cul-de-sac, the street presence is enviable. This property is a must see for those wanting space & privacy for their family. Set over 2 levels, the downstairs could be a teenage retreat, with separate lounge & dining, a kitchenette with electric upright oven & ample cupboard space, a good sized bedroom & bathroom with separate bath & shower off the large laundry. The upper level offers an expansive lounge with 2 balconettes, a formal dining room with wrap around verandah, an enormous eat in kitchen which includes brand new Beko dble oven, microwave & Bosch dishwasher & storage galore. Accommodation upstairs consists of 4 bedrooms, the master boasting its own ensuite with sizable shower, 3 bedrooms all with b/ins, 2 with glass sliding doors to their own balconettes. The bathroom is a must see with gold plated tapware, spa bath with separate shower & W/C, dual basins & laundry chute making washing so much easier! • Freshly painted throughout • New laminated floors to upstairs • Brand new aluminium plantation shutters • Wrap around verandah to 3 sides of the home to enjoy the tree top views from all vantage points • Ducted air conditioning upstairs & brand new split system downstairs • Paradox security alarm system & Eufy security cameras • Garaging for up to 5 cars or have a games room for the kids • Workshop/man cave to hide away all the toys The outside is made for entertaining with established gardens, a paved undercover area or take advantage of the viewing platform which is perfect for barbequing on those hot summer nights. This handy location is just 600m from Elermore Vale Shopping Centre & is zoned for Wallsend South Public & Lambton High schools. Enjoy the close proximity to The JHH, University of Newcastle & link roads to the city & freeway. Disclaimer: We have obtained all information provided from sources we believe are reliable; we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations & satisfy themselves of all aspects of such information including & without limitation, any income, rentals, dimensions, areas, zoning, inclusions & exclusion.