

**82 Kesterton Rise, North Rothbury, NSW 2335**



**Sold House**

Monday, 14 August 2023

82 Kesterton Rise, North Rothbury, NSW 2335

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 1447 m2**

**Type: House**

## Contact agent

Located in the popular Huntlee Estate, this luxury McDonald Jones home is barely two years old and is built on a substantial 1447 sqm lot with dual frontages. Looking and feeling new, this home will appeal to new home buyers that cannot afford the extensive build times, inflation fuelled build costs or the general headaches that come with a new construction project. Based upon the Coolum floorplan, this home has had several upgrades including an additional 2m width to the garage, to create a workshop area. The family and living areas have been enlarged to an impressive 7.9m x 7.8m, and the tiled alfresco has been pushed out and covered with a substantial pergola, perfect for outdoor entertainment. The Coolum already has a full feature list comprising steel frames, a 1.8m wide main hallway, 2.55m high ceilings, dedicated children's activities room and an enclosed home theatre room with silky oak framed glass sliding doors. This particular home adds light-colored floating floors in the living areas, plus upgraded pure wool carpets in the beds and media room. Plantation shutters feature throughout' as do LED downlights, ceiling fans and an upgraded ESP ducted air conditioner with 17 kw capacity, fed by a 36 panel / 13 kw solar system. The heart of the home is always the kitchen, and this kitchen is a standout. A dedicated Butlers pantry houses a two drawer Fisher and Paykel dishwasher, sink, substantial shelving and is finished with subway tiles. The main kitchen features a 900mm under bench oven, a further 600mm oven, gas on glass cooktop, and an integrated microwave. The 1200mm wide, stone topped island bench, includes two additional drawers of pot storage and seating for four. The cupboards themselves are a smart white against the backdrop of the sage green subway tiles. The rest of the home is no less impressive, with a grand master suite including walk in robe, oversized ensuite (with a separate WC) and a recessed floating vanity with a stone counter and dual bowls. The remaining three beds are all amply proportioned, and the bedroom wing can be closed off from the living areas to complement the zoned air conditioning. Stepping outside and framed by the bush outlook, is an abundance of space which is perfect for kids, pets, and gardeners alike. The landscaped yard features a garden arbour with established creepers, planter boxes with numerous herbs / veggies, and private courtyard to the side of the house. The gardens and lawns will stay hydrated by the twin 7000 litre rain tanks and pump, which is supplemented by the Huntlee supplied recycled water. Home handy men and tradesmen will appreciate the 6m x 9m fully insulated colorbond shed, with dedicated side gate access. The side gate and pebble area allow plenty of storage to accommodate caravans, boats, and trailers. In addition to this substantial home and land, Huntlee Estate adds a host of conveniences making this an ideal move for those looking to relocate. Local shopping, groceries, fast food, medical/dental and the Huntlee Tavern are all a short drive away. Whilst the on-ramp to the Hunter Expressway is just 5 minutes' drive providing convenient accessed to Sydney and Newcastle. Inspection by private appointment.