

**86 Clydebank Road, Balmoral, NSW 2283**

**Avery**

**Sold House**

Sunday, 20 August 2023

86 Clydebank Road, Balmoral, NSW 2283

**Bedrooms: 3**

**Bathrooms: 2**

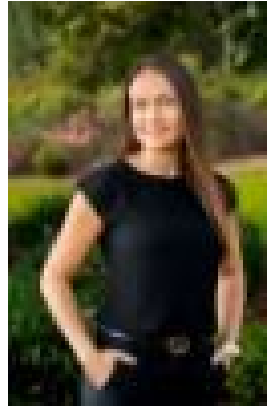
**Parkings: 2**

**Area: 490 m2**

**Type: House**



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**\$770,000**

Just moments from Balmoral boat ramp on the shores of sparkling Lake Macquarie, this dual level stunner effortlessly marries style and tranquillity. Newly renovated, the home offers easy care stylish living with gorgeous landscaping, polished concrete flooring and glass balustrades. The open plan living area exudes contemporary class with its crisp neutral decor, offering an enticing space for relaxation and entertainment. Prepare home cooked meals in the Caesarstone kitchen boasting quality appliances that cater to the discerning chef within you and seamlessly transition to the paved alfresco area and meticulously landscaped yard for entertaining. As you ascend to the upper level of the home, a haven of privacy awaits. Three thoughtfully designed bedrooms offer respite from the world, served by the new master ensuite and powder room. Convenience is further elevated with an additional bathroom on the ground floor. Conveniently located a mere three-minute drive from Rathmines' array of shops, eateries and public school, you'll find all your daily needs just moments away. Should you desire a broader selection of amenities, Toronto's bustling town centre is an eight-minute drive from your doorstep.

Fully renovated dual level home on low maintenance 490.1sqm block

Bright open plan living with crisp decor and polished concrete floors

Caesarstone kitchen with electric hob, oven and stainless-steel dishwasher

Master bedroom with his and hers built-in robes and stylish new ensuite

Paved and covered alfresco entertaining area with pleasant leafy backdrop

Main bathroom with frameless glass shower, bathtub, separate w/c

1200m to Rathmines Public School, 8.7km to Toronto High

15 min drive to M1, 13 mins to Morisset Station, 37 mins to Newcastle CBD

Avery Property Professionals are proud to present this home to the market. Please contact Craig Avery or Charlotte Nelmes today to secure your inspection.

Disclaimer: We have obtained this property information from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective buyers are advised to carry out their own investigations.