

11 Warden Close, Bolwarra Heights, NSW 2320



House For Sale

Wednesday, 31 January 2024

11 Warden Close, Bolwarra Heights, NSW 2320

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 520 m2

Type: House



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For exclusive access to River Realty VIP properties please join <http://bit.ly/RiverVIPs> today, or SMS 'RiverVIPs' to 0428 166 755. The Agent Loves "This immaculately presented, 2019-built Clarendon Home offers the modern family living dream for all. It features beautiful panoramic views from the master bedroom, and is located in one of Bolwarra's charming streets." The Location Nestled in the idyllic Bolwarra Heights, this address is a peaceful retreat that offers all the modern conveniences. Within close proximity, you'll discover schools, shops, sporting facilities, and recreational areas, providing convenient access to all your daily necessities. The scenic views and friendly community ensure a life of comfort and connection in this picturesque setting. Maitland – 8 mins (6.2 km) Stockland Green Hills – 13 mins (10.6 km) Newcastle – 44 mins (39.4 km) The Snapshot Welcome to 11 Warden Close, a haven of space, style, and comfort. This large 4-bedroom contemporary family home offers multiple living and entertaining areas and is a perfect blend of modern living and natural charm. Set against a backdrop of lush green beauty, the serene surroundings add a touch of tranquillity to everyday life. Ideal for growing families seeking a blend of elegance and practicality, or investors looking for a prized asset, this home presents a brilliant opportunity in beautiful Bolwarra Heights. The Home Step into the epitome of modern family living with this stunning 2019-built double-storey home. Set on a 533 sqm block in a serene cul-de-sac surrounded by lush greenery, the home offers immediate street appeal, thanks to its striking façade, complemented by established gardens. Inside, elegant floating floorboards flow throughout the primary living areas. The home's modern neutral colour palette, contemporary details, and finishes, along with quality window treatments, create the ultimate canvas for your own personal style. The residence boasts an array of living spaces to cater to every family's needs. Downstairs features a separate living room, ideal for quiet evenings, and a designated office space, perfect for those who work from home. The open-plan kitchen, dining, and lounge area, where natural light floods in, enhances the sense of space. The modern kitchen is a culinary dream with stone benchtops, a large walk-in pantry, stainless steel appliances, and a spacious breakfast bar. The adjacent dining and lounge areas seamlessly open to the alfresco area through glass sliding doors, inviting indoor-outdoor living. Outside, the undercover entertaining area is perfect for casual BBQs and relaxed weekend coffees, overlooking the family-friendly backyard. With established lawns and gardens, there's ample scope for even more personal touches and enjoyment. Upstairs, the home continues to impress with four generously sized bedrooms, each featuring plush carpet, ceiling fans, and built-in robes. The master suite is a private sanctuary, complete with a spacious walk-in wardrobe and an elegant ensuite. The main bathroom is equally luxurious, boasting a large separate shower, marble-tiled built-in bathtub, vanity, and toilet. A convenient powder room is also located downstairs. Practicality meets luxury with a 3,300L water tank, multi-zone ducted 15kw Fujitsu air conditioner, a walk-in linen press, an internal laundry with external access, and a double-car garage with internal access. Zoned for Largs and Bolwarra Public Schools, Maitland High School, and St Joseph's College, 11 Warden Close presents a fantastic opportunity to own a slice of paradise in a peaceful yet well-connected location. SMS 11War to 0428 166 755 for a link to the online property brochure.