

113 Callan Avenue, Maryland, NSW 2287



House For Sale

Sunday, 23 June 2024

113 Callan Avenue, Maryland, NSW 2287

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 558 m2

Type: House



Sue Odgers

0418689815

\$790,000 to \$830,000

Step into this inviting family home where the tiled foyer opens into a spacious lounge on one side and leads to the bedrooms on the other. Recently painted throughout with new carpet in the three bedrooms, this residence offers comfort and style. Featuring two living areas, including a generous family room warmed by a cozy wood burning fire for those chilly winter days. The modern kitchen, with sleek glass splash-backs, seamlessly connects to the family room and boasts Caesar stone counter-tops, a breakfast bar, pantry, and dishwasher. Air conditioning in the living area and main bedroom ensures year-round comfort, complemented by ceiling fans in bedrooms and living rooms. Outside, an enclosed entertaining area extends from the family room, with stackable sliding doors providing easy access to the generous open entertaining deck. The outdoor living space overlooks a lovely backyard and offers gorgeous views across the treetops of Tumpoaba Reserve. Key features include: 3 bedrooms with ceiling fans and built-in wardrobes (potential 4th bedroom with easy conversion of front lounge area). Modern kitchen with ample storage, glass cook-top, under-bench oven, and range hood. Tiled bathroom with separate shower recess and bath, plus a separate toilet. Modern tiled laundry. Multiple linen and storage cupboards. Internal access garage with auto door. Entertaining/rumpus area. Back entertaining deck. Good-sized grassed yard for children to play. Direct access from backyard to the lovely Tumpoaba Reserve. Conveniently located just minutes away from Woolworths in Maryland and Coles at Fletcher, this home also offers proximity to both private and public schools. Glendore Public School, Maryland Public School, Bishop Tyrell Anglican College, and Callaghan College Wallsend are all within easy reach. Additionally, Wallsend shopping centre and Bunnings Wallsend are just a short drive away. Close to multiple walking trails. This well-appointed property is ready for you to move in and enjoy. Don't miss out - schedule a private inspection today by calling or emailing us. Discover your new home in this sought-after location.