

# 22 South Seas Drive, Ashtonfield, NSW 2323

## Sold House

Friday, 3 November 2023

22 South Seas Drive, Ashtonfield, NSW 2323

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 700 m2

Type: House



Charlie Lund



Tori Lund

0412492935

**\$700,000**

Be just the second owner of this three-bedroom family home since it was built in 2000. Set on 700sqm, this single-level abode boasts abundant space inside and out, including a pool, patio and split-level backyard. Four living areas circle around a central kitchen and a separate wing comprises the three bedrooms, all with built-in robes and sharing a family-sized bathroom. Along with ducted air-conditioning throughout, you also have a double garage and garden shed. And, all of these fantastic features are set on a family-friendly street, 10 minutes from Maitland's many quality amenities and three minutes from Stockland Greenhills Shopping Centre. - This quality, 2000-built, three-bedroom home enjoys a 700sqm prestige location- Single-level, brick and tile abode is the perfect entry point for first buyers or investors - Along with pool, patio, split-level backyard, the home is just 10 minutes from Maitland- As well, Stockland Greenhills Shopping Centre is also only three minutes' drive away - Take your pick from formal living and dining areas set to either side of the tiled foyer- Large carpeted living array has floor-to-ceiling window spread revealing garden views- Set opposite foyer, find carpeted formal dining room with handy bi-fold timber doors- Both living and dining areas flow to main living and dining rooms to the rear of home- The main living room features slate floors and soaring ceilings with exposed beams- Take a step up to another large living/dining area with big windows and garden views- Both of these rear living areas are overlooked by neat and functional central kitchen - Enjoy the ample storage and bench space along with an electric cooktop and oven- But wait, there's more, with sliding glass doors in main living area opening to gardens- The expansive covered patio is ideal for entertaining family and friends all year round- Then, there's the split-level backyard with plenty of shady space for children and pets- The lower level features a large pool and yet more lawn space to relax and entertain- Back inside, you have bedroom and bathroom wing flowing from the rear dining room- Your three sizeable bedrooms are carpeted and all of them feature built-in wardrobes- Family-sized bathroom has separate bath and shower and convenient separate toilet- Enjoy ample parking/storage space with separate double garage and a garden shed- Other features include Toshiba ducted air conditioning, Hardie Dux electric hot water - South Seas Drive is close to Hunter Valley Grammar School and Hunter Expressway- This quiet family-friendly street is also close to parks, playgrounds, public transport Council Rates \$2,400pa Water Rates \$751pa