

**23 Diamontina Avenue, Kearns, NSW 2558**



**House For Sale**

Tuesday, 9 April 2024

23 Diamontina Avenue, Kearns, NSW 2558

**Bedrooms: 5**

**Bathrooms: 3**

**Area: 600 m2**

**Type: House**



Anthony Bekiaris

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## Timed Sale Guide \$1,000,000 - \$1,100,000

Timed Sale finishes on Tuesday 30th April @ 12pm. Successful purchase will be subject to a cooling off period. \*THIS IS NOT AN ONLINE AUCTION. To register to offer OR to follow this campaign copy the below link into a search engine: <https://buy.realtair.com/properties/127257> Step into a world where luxury meets comfort at 23 Diamantina Avenue, Kearns. This meticulously renovated two-level family home welcomes you with its breathtaking timber flooring that seamlessly transitions into the formal living and dining rooms, both enhanced with reverse-cycle air conditioning for year-round comfort. Ducted air conditioning is featured upstairs and in the downstairs rumpus room. Boasting an impeccable layout, this stunning residence features four generously sized bedrooms, each designed with plush carpeting for that touch of elegance. The master suite is a true sanctuary, offering a walk-in robe (WIR) and an exquisite ensuite, while two additional bedrooms come complete with built-in wardrobes for optimal storage. The fourth bedroom, not to be outdone, also features a WIR, ensuring ample space for all. To complement the living spaces, a dedicated home office provides the perfect setup for remote work or study. At the heart of the home, the custom modern kitchen awaits, a masterpiece of design and functionality. Equipped with high-quality stainless steel gas appliances, a dishwasher, and a double sink, it leaves no stone unturned in delivering culinary excellence. Ample cupboard space, coupled with a custom-built wine rack, ensures everything has its place. The open-plan design allows for effortless flow from the kitchen to the dining area, leading to the expansive family room, creating an ideal setting for entertaining and family gatherings. For movie enthusiasts, the purpose-built separate media room, complete with custom-made cupboards and a bar fridge, offers an exclusive retreat for entertainment. The home further boasts two additional bathrooms, one on each floor, and a custom-made internal laundry, designed for convenience and efficiency. Step outside to the captivating entertaining area, illuminated by LED lighting, which overlooks the sparkling in-ground saltwater pool. Set against a backdrop of landscaped and manicured gardens, this space promises endless enjoyment and relaxation. All of this is situated on a substantial 600m<sup>2</sup> block, offering privacy and tranquillity. Located in the picturesque suburb of Kearns, this home is ideally positioned, with Kearns Public School only 800m away (approx.), Kearns Shopping Mall only 950m away (approx.), and Prentice Park only 500m away (approx.). This property is a testament to the no-expense-spared approach taken in its extensive renovations, making it a must-see for those seeking an unparalleled lifestyle. Features Include:- Prime location in Kearns which is close to Kearns Public School (800m approx.), Kearns Shopping Mall (950m approx.), and Prentice Park (500m approx.).- Large 600m<sup>2</sup> block of landscaped and manicured gardens. - Two levels with extensive, no-expense-spared renovations throughout.- Stunning timber flooring in entry, formal living, and dining rooms with lush carpet in bedrooms.- Formal living and dining rooms with reverse-cycle air conditioning, large family room, separate media room with custom cupboards and bar fridge. Ducted air conditioning upstairs and in the downstairs rumpus.- Four well-proportioned bedrooms with WIR and ensuite in the master bedroom, built-in wardrobes in two other bedrooms with the fourth bedroom having a WIR. - Dedicated home office space.- Custom modern kitchen with quality stainless steel gas appliances, dishwasher, double sink, ample cupboard space, and custom-built wine rack.- Two additional bathrooms (one upstairs, one downstairs) plus custom-made internal laundry.- Huge entertaining area with LED lighting, overlooking a stunning in-ground saltwater pool.- Open-plan kitchen overlooking the dining area, leading to family room for seamless entertaining.- Solar x 6 panels, 1.5kw.\* Harcourts has made every effort to obtain the information regarding these listings from sources deemed reliable. However, we cannot warrant the complete accuracy thereof subject to errors, omissions, change of price, prior sale or withdrawal without notice.