

30 Armstrong Street, Wentworth Falls, NSW 2782



House For Sale

Sunday, 23 June 2024

30 Armstrong Street, Wentworth Falls, NSW 2782

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 1176 m2

Type: House



Richardson & Wrench Sales

0247572222

\$1,150,000

Situated on the high side of the street, stands a solid sun bathed brick veneer with colorbond roof home, nestled amongst beautiful parks and reserves on a quiet tree-lined street within walking distance to the conveniences of the picturesque village of Wentworth Falls. This desirable light filled home is unique & versatile featuring polished "Cyprus Pine" hardwood timber flooring & safety glass throughout. The substantial single level family home on approximately 1,176sqm offers private entry vestibule, formal sunny living room, equipped with flued gas heating & air conditioning perfect for any seasons provides access to a large sun porch ideal for outdoor entertaining or just relaxing, spacious family room with huge windows overlooks the gardens & also features flued gas heating. The main kitchen & dining with gas cooking provides ample bench & cabinetry space plus two pantries, while the kitchenette with gas cooking is easily adaptable to suit your needs, and looks out over lovely garden views. Two tiled bathrooms plus an additional toilet, walk in linen cupboard & separate laundry with rear grounds access. Generous accommodation of 4 good sized bedrooms, two with built-in wardrobes. Single drive through carport leads to a single car garage with separate workshop & storage room plus abundant off-street parking. The front gentle sloping grounds are mature and have been planted out with established Canadian Maples, Oaks, Rhododendrons, Azaleas, Japanese Maples & native bottlebrushes complimented by drystone retaining walls & lawns; while the rear grounds are level with lush lawns ideal for ball sports, swings, trampolines etc. Inspections by private appointment or open house inspections on Saturday's 12noon to 12.30pm.