

**30 Telarah Street, Telarah, NSW, 2320**



**House For Sale**

Wednesday, 30 October 2024

30 Telarah Street, Telarah, NSW, 2320

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 3**

**Type: House**



Ben Moore

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## Elegant Ease: High Ceilings and Chic Finishes

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### The Agent Loves:

"This is the perfect home for the growing family. Only minutes to local shops, schools, and public transport and a short distance into Maitland CBD, it offers great coffee and art culture."

### The Location:

Offering the best of both worlds, Telarah's proximity to Maitland CBD and its Levee Precinct present a myriad of dining, shopping, and entertainment options. Within a stone's throw, you will also find Telarah's own shopping precinct with essentials such as a supermarket, butcher, and chemist, all set amongst this thriving community.

Maitland - 4 min (2.6km)

Stockland Green Hills - 9 min (8.4km)

Newcastle - 39 min (37.4km)

### The Snapshot:

Discover the perfect blend of charm and modern convenience at 30 Telarah Street, a delightful home that promises a seamless move-in experience. Each room harmoniously combines beautiful character details with contemporary finishes, creating a warm and inviting atmosphere. This residence is meticulously crafted to cater to comfort and style, making it an exceptional choice for a ready-to-enjoy home. Step inside and start seeing your life in this picture-perfect setting, where every detail is tailored for easy living.

### The Home:

This beautifully presented single-storey home artfully blends timeless appeal with contemporary living. Nestled on a 540 sqm block, this property showcases its elegance and sturdiness from the streetscape all the way through, making it a standout in its fantastic location.

The established front lawn and meticulously maintained garden beds and mature trees welcome you home. As you enter, the high ceilings and a modern neutral colour palette greet you, setting a backdrop of spaciousness and light. Quality bamboo flooring leads you through the airy, natural light-filled layout, accented by tasteful brick feature walls that add a touch of rustic charm.

The heart of the home is the expansive open-plan living and dining area, where an open fireplace provides warmth and ambiance. A split system air conditioner ensures comfort year-round, and French doors open out to a sublime alfresco area, perfect for entertaining or quiet family evenings. The adjacent kitchen will delight any home chef with its granite benchtops, stainless steel appliances, farmhouse sink, and a central island bench, surrounded by ample cabinetry for all your storage needs.

Outdoor living is just as impressive, featuring a covered entertaining area with timber decking that overlooks the fully fenced backyard. The lush lawns and well-established gardens create a private and serene outdoor retreat, ideal for relaxation or play.

This home offers four well-appointed bedrooms, each equipped with ceiling fans. The master suite is a private haven, complete with a walk-in wardrobe, an elegant ensuite, and its own air conditioning unit for maximum comfort. The main bathroom does not disappoint, boasting a stylish design with a shower, bathtub, and a striking vanity, conveniently housing the laundry facilities as well.

Practical needs are met with side access leading to a three-car garage, providing plenty of space for vehicles and storage.

Location is key, just 3 minutes to Telarah train station and less than 5 minutes to local shops and dining options, putting convenience at your doorstep.

30 Telarah Street offers an exceptional lifestyle opportunity for those seeking a blend of modern amenities and inviting character in a superb setting.

SMS 30Tel to 0428 166 755 for a link to the online property brochure.