

**316 Blaxland Rd, Wentworth Falls, NSW, 2782**

**LISTER**

**House For Sale**

Monday, 5 August 2024

316 Blaxland Rd, Wentworth Falls, NSW, 2782

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**



Nathan Chapman

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## 1960s Artistic Gem

Located in a serene neighbourhood approximately 1.3 kilometres from Blue Mountains Grammar School, this enchanting 3-bedroom, 1-bathroom home is a testament to the artistic flair of mid-century modern architecture of the 1960s. Step inside to discover a vibrant palette of brightly coloured walls that transform the living spaces into a lively gallery of colour and creativity. The kitchen, with its sleek gas cook-top and ample cupboard space, balances functionality with artistic elegance. The lounge room, featuring a dramatic full-length window, is bathed in natural light, creating a bright and airy atmosphere that inspires relaxation and creativity. The bathroom, with its luxurious separate bathtub, offers a serene retreat for unwinding after a long day.

Comfort and style converge with the inclusion of a split system air conditioning, a chic gas fireplace and central gas heating, ensuring the home is a cozy haven year-round. The exterior is equally captivating, with a lush garden backdrop and a covered entertaining area. This outdoor space, surrounded by vibrant greenery and mature trees, is perfect for hosting gatherings or enjoying peaceful moments with family and friends.

Situated close to local primary schools and the picturesque Wentworth Falls Lake, this home not only boasts an ideal location but also stands as a unique and artistic sanctuary, perfect for those who appreciate the finer details of design and the allure of a creatively inspired living space.

- Set over 2 lots, approximately 1169sqm of beautiful gardens
- Three great size bedrooms with an option for a small 4th or home office
- Single lock up garage and ample off-street parking
- Walking distance to Wentworth Falls Lake
- Spacious outdoor undercover alfresco area for entertaining

Disclaimer: We have obtained all information herein from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.,