

35 Orchard Road, Colyton, NSW 2760



House For Sale

Friday, 26 January 2024

35 Orchard Road, Colyton, NSW 2760

Bedrooms: 5

Bathrooms: 4

Parkings: 2

Area: 556 m2

Type: House



Tony Liras

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Auction Unless Sold Prior

Discover the epitome of family living in this beautifully presented home, perfectly situated on a fairly level block. Conveniently located within walking distance to local amenities, including the Primary School and Shopping Centre, and with easy access to major arterial roads, including the M4 Motorway, this residence offers comfort, convenience and cost effective living. Key Features:

- **Four Bedrooms:** Generously sized bedrooms, with the main featuring an en-suite and walk-in robe.
- **Bright and Neutral:** Light-filled interiors with a tasteful and neutral colour scheme throughout, creating a welcoming atmosphere.
- **Renovated Bathrooms:** Three fully renovated bathrooms within the home, complemented by an additional fourth bathroom in the in-law accommodation/teenager's retreat.
- **Versatile living spaces:** A formal lounge upon entry, a dining space off the kitchen and a spacious family area at the rear providing ample room for family activities.
- **Modern Kitchen:** The kitchen is beautifully presented and updated, featuring quality stainless steel electric appliances.
- **Modern Comforts:** Enjoy the convenience of split-system Air Conditioning, tiles throughout, and the added benefit of 28 solar panel system on the roof covering most of your electricity costs
- **Detached in-law accommodation/Teenager's Retreat:** The oversized detached double lock-up garage has been converted into a versatile space, ideal as a teenager's retreat or in-law accommodation.
- **Covered Outdoor Entertaining area:** A covered outdoor entertaining area not only provides the perfect space for gatherings but also doubles as a tandem carport.

This impeccably maintained family home is a must-see, offering a perfect blend of modern comfort and functional design. Don't miss the opportunity to make this your family's haven.