

5 Nelson Place, Goulburn, NSW 2580



House For Sale

Tuesday, 2 July 2024

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Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 3383 m2

Type: House



Brett Storrier

0248219842

\$1,295,000

This exceptional property, held by the same family since its construction in 1969, presents a rare opportunity for discerning buyers. The residence boasts significant proportions and a modern feel, enhanced by its solid double brick and rendered construction. Key Features:

- Four Generous Bedrooms: Three bedrooms with built-in robes and an extra-large master suite featuring a walk-through robe leading to a modern and spacious en suite, equipped with a large spa bath and double shower.
- Living Areas: A modern, roomy lounge with cosy carpet and gas log heater, formal dining, and a casual dining area adjacent to a spacious timber kitchen with abundant cupboard and bench space, and a walk-in pantry.
- Sunroom and Additional Living Space: An 8.4m x 4.6m sunroom with slow combustion heating, and a self-contained living and dining area with a third bathroom, perfect for a teen retreat or accommodation for elderly parents.
- Modern Bathrooms and Laundry: A lovely, modern main bathroom and a huge internal laundry with ample storage and bench space.
- Heating and Cooling: Multiple heating options throughout the home, including flued gas heating in the dining areas, and electric ducted reverse cycle air conditioning for year-round comfort throughout.
- Garage and Parking: An oversized double garage with additional parking space large enough for a caravan or camper trailer.

Additional Highlights:

- Magnificent proportions, both inside and out.
- Plenty of work has been done to update the property over the years, with room to add your own touches.
- Elevated position with views over the Wollondilly River.
- Easy access to Marsden Weir, Goulburn parkrun, and the River Walk.
- A block of approximately 3383sqm, with easy-care gardens.
- Convenient location within 3 minutes' drive of good schools and Goulburn Base Hospital, just 5 minutes from the CBD.
- Situated in a quiet cul-de-sac, this property is the original statement home in a subdivision registered in September 2011.

If you are experiencing cold, flu or Covid-19 symptoms, we kindly request you do not attend inspections in person. We can accommodate a video walk through, or video call inspection in those circumstances. We make no representation or warranty to the accuracy, reliability or completeness of the information relating to the property. Parties should rely on their own assessment and/or professional advice. All boundary markings indicative only.