

54 Arrowtail Street, Chisholm, NSW, 2322

House For Sale

Wednesday, 31 July 2024

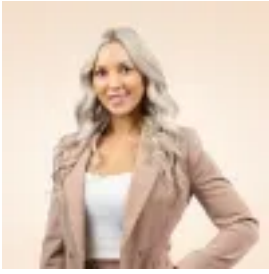
54 Arrowtail Street, Chisholm, NSW, 2322

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Jade Perryman

LUXURIOUS FAMILY LIVING INSIDE & OUT!

Property Highlights:

- Impressive 2019 built McDonald Jones home set in a blue ribbon location.
- Spaciously designed with a large open plan living and dining area, a media room, plus a rumpus room.
- Gourmet kitchen including 20mm Caesarstone benchtops, a waterfall island bench with a breakfast bar and dual sink, soft close cabinetry, a walk-in pantry, plumbing for the fridge, gas cooking, plus quality Artusi appliances.
- Four bedrooms, three with built-in robes, the master with a walk-in robe.
- Stylish ensuite and main bathroom featuring floating vanities and showers with built-in recesses, soft close cabinetry, the main bathroom with floor to ceiling tiles, a freestanding bathtub and a separate WC.
- Premium tiles, carpet and floating floorboards, LED downlights, plus plantation shutters.
- ActronAir 2 zone ducted air conditioning, gas points, plus ceiling fans throughout.
- Continuous gas hot water and NBN fibre to the premises.
- Impressive alfresco area with non-slip tiles, outdoor power access, LED downlighting, a ceiling fan, a gas bayonet, plus an outdoor kitchen with a built-in Matador BBQ.
- Fully fenced grassed backyard with a sunken fire pit area and a 3000L water tank.
- Attached double garage with internal access, plus wide gated side access with a concrete parking pad for your boat, trailer, or caravan!

What better way to enter the blue ribbon Waterford Estate, Chisholm than with this exquisite 2019 brick and Colorbond roof McDonald Jones home. Packed with luxurious inclusions and with spacious living inside and out, this incredible residence is not to be missed!

It is easy to see why this convenient location has become so highly regarded, with wonderful parklands and walking tracks, along with a newly approved shopping village and quality schooling including St Bede's Catholic College and St Aloysius Catholic Primary, close to home, meaning all your everyday needs are easily met.

Boasting plenty of curb appeal, you'll be greeted by a neatly presented front lawn, and grand EkoDeck stairs leading to a welcoming front porch illuminated by LED downlighting. In addition, you'll find a driveway that leads to an attached double garage that offers internal access to the home.

Step inside to find stylish floating floorboards, plantation shutters, a neutral paint palette, LED downlights, and ducted air conditioning providing comfort during all seasons.

Four bedrooms provide a space for everyone to call their own, with the master suite cleverly placed at the entrance to the home. Here you will find a ceiling fan, a walk-in robe and a well appointed ensuite that includes a floating vanity with soft close cabinetry and a shower with a built-in recess.

A further three bedrooms are found at the rear of the home, all including ceiling fans and built-in robes, with premium carpet offering a luxurious feel underfoot. These rooms are serviced by the stylish family bathroom which includes floor to ceiling tiles, a floating vanity with soft close cabinetry, a shower with a built-in recess and rain showerhead, an inviting freestanding bathtub and the convenience of a separate WC.

There is a dedicated media room, perfect for those family movie nights, easily converted into a 5th bedroom, should your needs require. At the heart of the home is the generously sized open plan living, dining and kitchen area, offering plenty of space to relax and dine with the family, plus a rumpus room for the kids to enjoy, both rooms enjoying direct access to the yard via glass sliding doors.

The gourmet kitchen is a chef's delight, with quality Artusi appliances including a 900mm oven, 6 burner gas cooktop, and a range, plus a Fisher & Paykel dishwasher for ultimate convenience. Premium features include 20mm Caesarstone benchtops, soft close cabinetry, a walk-in pantry, plumbing for the fridge, plus a large island bench with a waterfall

benchtop, a dual sink, and a breakfast bar, with chic pendant lighting overhead.

Step through the glass sliding doors in the living room and you'll arrive at the impressive undercover alfresco area, with non-slip tiles, LED outdoor lighting, a ceiling fan, outdoor power access, a gas bayonet and a built-in outdoor kitchen with a Matador BBQ, providing the perfect setting for entertaining guests and enjoying casual meals with the family.

The fully fenced backyard offers plenty of green grass for the kids to enjoy, landscaped gardens, a 3000L water storage tank and a sunken fire pit area complete with timber bench seating for those cool winter nights. In addition, you'll find a garden shed for extra storage and wide side access with an aluminium gate leading to a concrete parking area for your boat, trailer, or caravan.

A home offering this standard of spacious family living inside and out, with premium inclusions throughout is certain to draw a large volume of interest. We encourage our clients to contact the team at Clarke & Co Estate Agents to secure their inspections without delay.

Why you'll love where you live;

- Located just 10 minutes from Green Hills Shopping Centre, offering an impressive range of retail, dining and entertainment options right at your doorstep.
- Moments away from quality local schooling including St Bede's Catholic College and St Aloysius Catholic Primary.
- 15 minutes to Maitland CBD, boasting a vibrant scene along the revitalised Levee riverside precinct.
- A short drive to the charming village of Morpeth, offering boutique shopping, gourmet providers and coffee that draws a crowd.
- 35 minutes to the city lights and sights of Newcastle, or the gourmet delights of the Hunter Valley Vineyards.

***Health & Safety Measures are in Place for Open Homes & All Private Inspections

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