

**61 Catherine Street, Punchbowl, NSW, 2196**



**House For Sale**

Saturday, 24 August 2024

61 Catherine Street, Punchbowl, NSW, 2196

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 2**

**Type: House**



Anthony Roumanous

## Family Home in a Tightly-held Position

This magnificent full brick family home poised on 689m<sup>2</sup> of prime real estate, boasting an exceptional floor plan that has been thoughtfully planned to satisfy the demands of the modern family and with entertainment at the forefront is ready to move in and enjoy right away. This home is located in one of Punchbowl's most tightly held streets and is being offered for the first time in 45 years!

- Commanding façade with striking features set down a long driveway
- Entertainers ground floor showcasing a sublime combination of formal and informal retreats
- Enormous updated family kitchen with ample storage and a Culligan Water Filter System (Hospital Grade)
- Two covered entertaining balconies, one at the ground floor and one at the first
- Lush, low maintenance front yard
- Five large bedrooms with the main bedroom offering walk-in robe & en-suite (2 bedrooms upstairs & 3 downstairs)
- Second living/family room upstairs with a balcony offering views through to the City & Harbour Bridge
- Updated bathrooms throughout
- Ample driveway parking for at least five cars with access to large yard great for entertaining and family gatherings
- Prime Position: Close to St Charbel's School & Church, Punchbowl Boys High School and moments to local stores, eateries and highly sought after schools

Land size | 689.2m<sup>2</sup>

Frontage | 13.71m

Depth | 51.82m