

2 Selwyn Street, Merewether, NSW, 2291

Duplex Semi-detached For Sale

Saturday, 11 January 2025

SIMON WALL
PROPERTY

2 Selwyn Street, Merewether, NSW, 2291

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: Duplex Semi-detached



Simon Wall

0413424062

Sophisticated Residence with High End Finishes

Built in 2022 - 2023 by the award winning, highly regarded and local SMD builders in collaboration with Space Design Architects they have created this high end, coastal inspired and low maintenance masterpiece. The trademark of this Torrens title home is the clever use of high-quality textures and modern conveniences that are sure to impress the lucky new owners.

As soon as you step into this immaculate residence it is evident that the craftsmanship and quality is of the highest standard. Starting with the well-manicured lawns, custom built fence that frames the low maintenance yards and the oversized blackbutt timber doorway. Once inside, you will appreciate the polished concrete flooring that welcomes you home, followed by the stunning blackbutt timber feature wall and inbuilt gas fireplace.

The high-end, well-appointed kitchen illustrates the attention to detail and thoughtful design within this sophisticated home. Featuring Caesar stone benchtops, waterfall edges, Bosch integrated dishwasher, fridge and freezer, Pitt gas cooktop, ASKO electric oven, Point Pod pop up power points and abundant storage.

Adjoining the kitchen, the open plan lounge and dining rooms bathe in natural sunlight courteous of the north facing aspect and merge seamlessly with the outside entertaining area. Further illustrating the thoughtful design and practical layout for families who love to entertain, is the inbuilt bbq and cooking space underneath the alfresco entertaining area which rests alongside the private and deceptive in size backyard.

Extending upstairs via the quality blackbutt stairs you enter a secondary living area that is framed by floor to ceiling linen cupboards and louvered windows to indulge those lovely summer sea breezes. All four bedrooms are generous in size, hosting floor to ceiling built-in wardrobes, ceiling fans and ducted air con. The spacious main bedroom boasts oversized windows and a luxurious ensuite.

If you thought it couldn't get any better wait until you see the main bathroom that showcases the most outstanding timber craftsmanship. There is a large free-standing bath, oversized shower with a dual headed shower piece, quality vanity and toilet. Downstairs the large laundry is ideally placed with direct access outside and rests alongside the double garage with internal access.

Superbly located on a flat, low maintenance corner lot in the heart of Merewether. You will have easy access to all the amenities with a 500m stroll to a variety of eateries, cafes, pubs, Llewellyn Street shopping village or a 1.2km walk to Merewether Beach.

Water \$856.17pa Council Approx \$850pa

Disclaimer: All information contained herein is collected from property owners or third-party sources which we believe are reliable, however we cannot guarantee its accuracy. All interested person/s should reply on their own enquiries.