

21 Park Street, Hamilton South, NSW, 2303



House For Sale

Wednesday, 13 November 2024

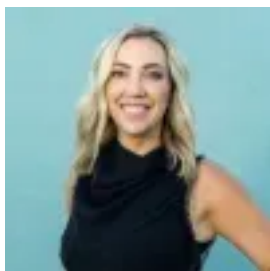
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Bedrooms: 4

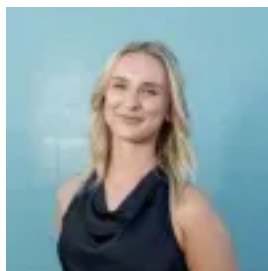
Bathrooms: 3

Parkings: 2

Type: House



Lyndall Allan
0439761123



Tahnee Burke
0432333753

A masterclass in light-filled living and indoor/outdoor entertaining

Auction Location: In Room

Positioned in a tranquil pocket of Hamilton South, this custom-built contemporary home, crafted in 2011, showcases a seamless blend of natural light, airy openness, and effortless low-maintenance living. Spanning two luminous levels, the design starts with an impressive entry, where a soaring void and grand 2.4m tall doors set the tone for a home that embraces space and light.

Step into the open plan living and dining area, where a Caesarstone island kitchen features integrated appliances. Stacker doors extend the inside to a brand new barbecue kitchen. A 13.6m long lap pool and artfully landscaped gardens, framed by a lush council reserve, create a private oasis that will instantly switch you into relaxation mode.

This is a home designed for both relaxation and entertaining, featuring four spacious bedrooms, main with large dressing room, and three well-appointed bathrooms, including a convenient guest suite on the ground floor. A second living area upstairs opens to a north facing balcony and views of Newcastle racecourse. From ducted a/c and vacuuming to solar panels, gas heating, full security system, keypad entry with video intercom, and rear lane access with a lockable gate, every detail is crafted with ease and convenience in mind.

With Learmonth Park at one end and Beaumont Street's vibrant dining scene at the other, you're in the heart of a family-friendly location that's ideal for all ages. Stroll around the corner for a coffee or hop in the car to reach the sun-kissed sands of Bar Beach in just six minutes. Zoned for the sought-after Hamilton South Public School and St. Francis Xavier's College, this home offers not only luxury but also the lifestyle and location that make settling in by the new school year even more appealing.

- Low maintenance 436sqm north facing block with rear access
- Heated polished concrete floors,
- Internally accessed double garage
- 900mm Smeg gas cooktop, integrated dishwasher and fridge/freezer, microwave
- Lap pool with spa, waterfall and lights, landscaped gardens and internal courtyard
- 120m to Learmonth Park, tennis courts, kids' playground
- 750m to the cosmopolitan shops and cafes on Beaumont Street
- 2km to Newcastle Interchange, 3km to both Merewether Beach and Bar Beach

Disclaimer: We have obtained this property information from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective buyers are advised to carry out their own investigations.