

33 Limestone Avenue, Spring Farm, NSW, 2570



House For Sale

Monday, 20 January 2025

33 Limestone Avenue, Spring Farm, NSW, 2570

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Andrew Valciukas

“Stunning, Light-Filled Eden Brae Home”

Thoughtfully planned and optioned with the highest level of inclusions, this stunning, approximately 24.5SQ, four-year old Eden Brae home is sure to impress. Situated in the extremely desirable, ‘Riverside’ estate, this property offers a level of sophistication and elegance not often seen in this price range.

This home provides an extremely flexible and practical floorplan that is suited for the growing family to enjoy both now and in the future. The extensive use of high-quality materials and the clever incorporation of natural light combine to create a living space that is warm and inviting all year round.

The following is a list of some of the features offered by this spectacular family home:

- Oversized master bedroom complete with walk-in robe and ensuite
- Ensuite completed by a floating vanity with 20mm stone benchtop, floor to ceiling tiling, semi-frameless shower screen & large shower recess
- Bedrooms 2, 3 & 4 are all carpeted, generous and complete with double built-in robes & ceiling fans
- 600mm x 600mm Tiled traffic areas
- Expansive & light filled open-plan living areas
- Central living space which incorporates large windows & sliding door access onto the alfresco entertaining area
- Separate tiled front lounge room with ceiling fan
- Breathtakingly presented kitchen featuring a large window splashback, 20mm stone benchtop, feature pendant lighting, soft close cabinetry, breakfast bar + walk-in pantry
- Kitchen appliances are a 900mm SMEG oven, 900mm SMEG 5-burner gas cooktop, 900mm SMEG rangehood & SMEG dishwasher
- Main bathroom features a floating vanity with 20mm stone benchtop, floor to ceiling tiling, semi-frameless shower screen + feature freestanding bath
- Covered alfresco area with downlights and ceiling fan
- Laundry with extensive built-in cabinetry, 20mm stone benchtop + deep stainless-steel sink and front-load washer/dryer recess
- Downlights and ducted air-conditioning throughout
- Double garage with remote garage door + convenient internal access
- Intercom
- Security Camera system with phone app based access (5 cameras)
- Landscaped 395m² block

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24.35SQ under roof living space

- Eden Brae construction

- Built 2020

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Intercom doorbell

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5 x security camera system and 2 x sensor lights

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Currently tenanted until Sept 4th 2025

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Current rent return \$770.00 per week

Located only approximately 1.7km from Spring Farm Primary School, 4.0km from Elderslie High School, 900m from Spring Farm Shopping Centre & 4.5km from the Narellan Town Centre, this property is close to every facility you could possibly need, while offering the seclusion of the 'Riverside' estate of Spring Farm.

The team here at First National Collective are very proud to be able to bring this property to the market. We have absolutely no doubt that this will be a much-loved home for many years to come.

First National Real Estate Collective believes that all the information contained herein is true and correct to the best of our ability however we encourage all interested parties to carry out their own enquiries.