

42 Brisbane Water Rd, Adamstown, NSW, 2289

SIMON WALL
PROPERTY

House For Sale

Wednesday, 15 January 2025

42 Brisbane Water Rd, Adamstown, NSW, 2289

Bedrooms: 4

Bathrooms: 2

Parkings: 1

Type: House



Simon Wall

0413424062

Coastal Inspired Home with Tropical Backdrop

Conveniently located with your own direct, private access to the popular 27km walking and cycling Fernleigh track this coastal inspired residence has style in bucket loads. Resting on a prime 612sqm parcel of land with your own nature filled backdrop this immaculately maintained, and cleverly designed home is the ideal opportunity for families seeking a relaxed lifestyle with space for the kids to explore and play amongst nature.

From the moment you step inside it is evident that this immaculately maintained home has been renovated to a high standard. All of the bedrooms at the front of the home are generous in sizes and feature floor to ceiling built in wardrobes and ceiling fans. The main bathroom rests alongside these bedrooms and showcases floor to ceiling tiles, a separate oversized shower, free standing bath and plenty of natural sunlight courtesy of the high ceilings and sky light.

Resting in the middle of the home and perfectly placed for families who love to entertain is the well-appointed, spacious kitchen which boasts quality appliances, granite benchtops, gas cooking and plenty of storage space. This entire open plan, free flowing section of the home merges seamlessly outside with the covered alfresco entertaining area and welcomes inside your own beautiful, nature filled oasis.

Further illustrating the flexible floorplan and clever design features is the fact downstairs enjoys a rumpus room that can easily be utilised as a fourth bedroom with its own bathroom. Moving on outside you will appreciate having more entertaining area and the piece de resistance for this backyard setting is the roomy art studio, separate work from home space or guest quarters for friends and family to stay within the private backyard.

Centrally located with your own direct, private access onto the Fernleigh track, 1km to Westfield Kotara, walking distance to a number of highly regarded schools, 5km to Merewether beach or a 10minute drive to Newcastle CBD this home is ready to move in and enjoy the peaceful, nature filled surrounds.

- Stringy bark flooring throughout living areas
- Loungeroom with split air conditioning and gas bayonet
- Ducted air conditioning heating and cooling
- Pull down attic ladder into high pitched roof space and extra storage
- Abundant storage underneath house with unlimited potential
- Land size 613sqm parcel of land, Council Rates \$2,600, Water Rates \$915.70

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 rely on their own enquiries.