

**53 Sunrise Avenue, Budgewoi, NSW, 2262**

**House For Sale**

Tuesday, 14 January 2025



53 Sunrise Avenue, Budgewoi, NSW, 2262

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 5**

**Type: House**

## **Private Lakeside Oasis you will never want to leave.**

This stunning home is everything you want and more! Leave the world behind in this elevated lakeside oasis, set in a highly sought-after location. You will be captivated from the moment you step through the front gate. Elegantly flowing over a gentle split-level layout, this Architect designed home and grounds has been meticulously planned to maximise water views, garden vistas and incredible privacy.

A thoughtful design creates an easy flow with generous accommodation. Living areas all capture the stunning lake views, with multiple dining and lounge room options. Outdoor entertaining is a breeze with a generous covered deck to host friends or simply enjoy yourselves. Even in winter this home is a dream as you enjoy the lake views, nestled by the lounge room fireplace or rugged up around the outdoor firepit. The centrally located kitchen with generous bench space and storage is the hub of the home.

The main bedroom retreat features expansive water views, a private terrace, walk in robe and large ensuite. There are three additional large bedrooms, all with built-ins and easy access to an oversized main bathroom. A three-car garage with internal access plus additional off-street parking complete this unique offering.

It's, hard to beat the community, and all the area has to offer. Should you decide to venture out you are moments to local eateries, town centre facilities, local boat ramps, golf course, Lakes Beach, and a choice of evening entertainment venues. For the more adventurous, Awaba and Ourimbah Mountain Bike parks, extensive trail bike options, multiple beaches, Newcastle and all the Hunter Valley has to offer make for a wonderful day out. With easy access to the M1, Sydney is a simple commute if required.

Very rarely do you find such a perfect blend of functionality, privacy and beauty. This is a home not to be missed.

- An incredible blend of functionality and lifestyle
- Architect design to maximise views, garden vistas and privacy.
- Elegantly flowing over a gentle split-level layout
- Multiple living and dining areas with captivating views
- Main bedroom retreat with walk-in robe, ensuite, and private terrace
- Three additional oversized bedrooms all with built-ins
- Modern well sized bathrooms main with separate bath
- Generous living flows seamlessly to an expansive covered deck
- Centrally located kitchen with great storage and bench space
- Meticulously maintained this home is sure to impress.
- Enjoy with family and friends or an attractive holiday letting
- Triple garage with internal access, additional parking for cars, boat or caravan.
- Moments to local shops, schools, cafes, Lakes Beach, and Budgewoi town centre.
- Easy access to M1 for Sydney or Newcastle commute if required