

23 Dymock St, Balgownie, NSW 2519

Sold - \$555,000

Other 4 2 3



### Relax in Provence

Your morning walk takes you to Balgownie village where you grab yourself a few croissants, fresh berries and the morning paper. With natural light being the order of the day, you get such a lovely feel walking in. The flow of this home seems to glide from one room to the next and provides privacy, comfort and practical living all under one roof.

**Open for Inspection**

By Appointment.

This beautiful family home is ready to move straight into. Such a wonderful setting greets you in a quiet tree lined street. With the tranquil sound of running water in two court yards, you are perfectly positioned to read, relax and be at one with your garden. Large bedrooms, and two living zones combined with a central family kitchen will certainly encourage family involvement.

The raked ceilings enrich the spaciousness, felt in every room throughout this smart, contemporary home. Well-positioned clear glass skylights compliment the abundance of natural light. A large north-facing picture window allows fabulous views, enjoyed all year round from the lounge and kitchen

- The living spaces provide enough room for a family to enjoy different activities at the same time
- With four bedrooms, two bathrooms and two laundries and three toilets, this home's amenities are set up well
- Work from home, with the fourth bedroom and dining area providing great space to set up a home office or business
- The large double garage with automatic doors has internal access to the home and out to the private courtyard
- A car space separate from the driveway, provides room to park the boat or trailer
- Air conditioned spaces include the main living and main bedroom.
- Out the back is an expanse of undercover deck. You'll find yourself sharing many laughs watching "man's best friend" run himself ragged in the yard
- Great for kids, there is brilliant shed space large enough to stow away, the bikes, the fishing rods, the mower, the tools and then work on the home brew!
- Beautifully maintained and landscaped gardens are found all around the home and welcome native birds.
- With no houses to the rear only paddocks, don't be surprised if "Mr Ed" pops his head over the fence for the odd carrot of sugar cube!

Well finished, this home needs no attention. If you are looking for a wonderful home that you can move straight into that is located within walking distance to Balgownie village, and offers a great lifestyle then you are welcome to come and see for yourself.

**Listed By**

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