

## 4 Ben Nevis Cct, Bundanoon, NSW 2578

**Sold - \$1,000,000**

House 5  2  2 



### Multilevel living at its best

This solid brick and tile residence is spread over 3 levels and offers fabulous spaces for the whole family. Set amongst glorious grounds with privacy and perfect northern exposure assured. A blue ribbon location with distant escarpment views in the village of Bundanoon.

**Open for Inspection**

By Appointment.

All four bedrooms are generous in size with excellent storage available, the master suite offering a walk in robe and huge ensuite. The main bathroom is also sizable and is situated on the upper level to service the 3 double bedrooms;

There is potential for a fifth bedroom on the ground floor currently used as the home office with access to the guest powder room;

Living is spread over the lower level and mid level of the home with both casual and formal living and dining spaces perfect for entertaining and the growing family;

The modern kitchen accesses the rear verandah and offers stone bench tops and quality finishes. The formal dining and casual dining space both flow seamlessly to the kitchen space and outdoor BBQ area;

There is ducted heating and cooling plus a flued gas heater in the casual family / rumpus area which also accesses its own private terraced area, fully enclosed, perfect for the little ones or family pet;

The double garage has internal access into the entry foyer and offers more storage options, with side access to the rear yard also available and plenty of off street parking.

Set well back from the street, the park like grounds offer a mix of established trees, garden beds, retaining walls, year round colour and large level grassed areas. A fabulous family home in a quiet leafy location within walking distance to the charming village. Call Megan to arrange your private inspection.

### Listed By

Megan Williams

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