14 BRISTOL CIRCUIT, GOONELLABAH, NSW, 2480

Robyn Hunt Real Estate | @realty









SOLD

SOLD BY ROBYN HUNT

Single-Storey Easy Living Meets Modern Comforts and Convenience

Tucked away, in a quiet, yet convenient pocket of Goonellabah, this light-filled home offers a lifestyle fit for many. From the gentle sounds of birdsong in the private backyard to the convenience of shops, schools and local amenities all close by, life here strikes the perfect balance - quiet when you want it, connected when you need it.

Thoughtfully designed for comfortable, functional living, the single-level floorplan flows naturally between flexible spaces - including separate lounge, dining and family areas - with seamless indoor-outdoor connection.

At the heart of the home is a beautifully renovated kitchen, featuring Caesarstone benchtops, quality appliances, an induction cooktop, and a handy servery window to the covered outdoor entertaining area - making everyday meals and entertaining effortless.

The home offers year-round comfort with stylish plantation shutters, air conditioning, and ceiling fans adding both aesthetic appeal and practical climate control. Add in a spacious 3-way bathroom with separate bath, ensuite and walk-in robe in the large main bedroom, built-in wardrobes in the remaining three bedrooms, and you have a home that truly caters for everyone.

Catching the lovely, afternoon breezes, the enclosed backyard is ideal for relaxed family living - with plenty of room for kids, pets, a veggie garden, or even a pool (STCA). If your ideal weekend includes enjoying being outdoors this is a great spot to kick back and soak in the serenity.

Practicality continues with internal access to the double garage, workbenches built-in and a dedicated storage room - ideal for hobbies or DIY projects. With plenty of off-street parking, there's also extra space at the front of the home to extend the parking to accommodate a caravan and/or trailer.

Solar panels, solar hot water and a water tank, are welcome elements that provide the benefit of sustainable efficiency and help to keep utility costs down.

Convenience at a Glance:
* 2.4kms to Goonellabah Sports & Aquatic Centre

4 BED | 2 BATH | 2 CAR

PRICE:
$850,000

OPEN FOR INSPECTION:
N/A



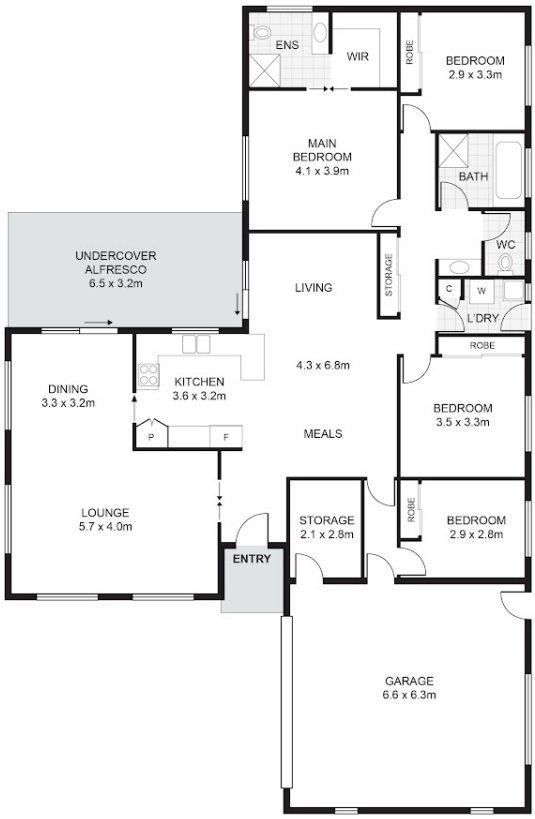
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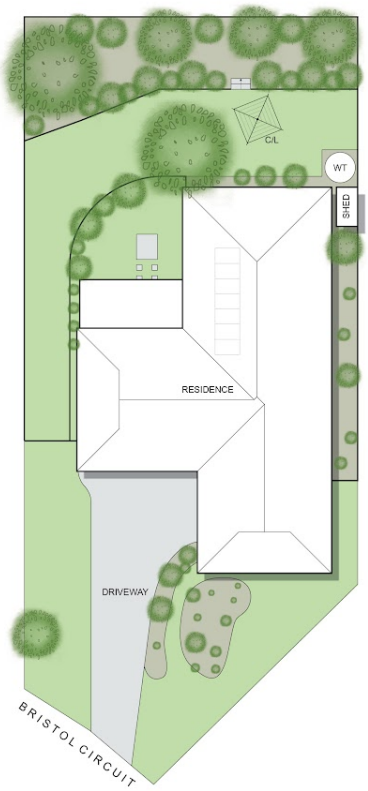
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APPROXIMATE AREAS
INTERNAL: 214m²
EXTERNAL: 25m²



RESIDENCE : 214m²



SITE PLAN

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.

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