



75 Melbourne Street Aberdare, NSW



### Federation soul, modern appeal

When period charm and character meet contemporary design, the result can be striking as is the case with this Federation home. Beautifully detailed inside and out, it will win your heart with its open plan layout, stylish kitchen and bathrooms, gorgeous alfresco area and ? acre block. Overlooking open bushland and with rear lane access, this is an outstanding property.

- Gorgeous Federation home modernised with a keen eye for detail
- Grand internal layout with a series of French doors leading outside
- Gourmet island kitchen featuring stone surfaces, farmhouse sink and premium appliances
- Four beautifully appointed bedrooms, master with walk-in robe and ensuite
- Luxe bathroom with a French provincial vibe and deep soaking bathtub
- Marble floor tiles and polished floorboards, split-system air-conditioning
- Five off-street car spaces, sprawling and secure backyard with level lawn
- Ultimate family home or perfect Airbnb located minutes from iconic vineyards

Price: \$740,000



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The site plan and floor plan are not to scale, measurements are indicative and in meters. Shades and lines are placed for illustration purposes. Plans should not be relied on. Interested parties should make and rely on their own enquiries. All other information provided has been collected from reliable sources but cannot be guaranteed for accuracy.

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The floor plan is not to scale, measurements are indicative and in metres. All features included in this 3D plan are for inspiration purposes only. This is not an exact replica of the property or the position of exterior elements. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

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STONE