







Timeless Craftsmanship Meets Country Elegance

3 2 2 4.70ac

Welcome to 31 Garden Street, Laura a beautifully crafted Kalisch home where enduring quality meets thoughtful design, offering a lifestyle that embraces both comfort and the charm of country living.

From the moment you step inside, it's clear this home was built with foresight and care. Generous proportions define the expansive lounge and dining areas, creating a sense of space rarely found, while also offering flexibility for formal entertaining or relaxed family living. Beyond the interiors, the property presents exciting potential with scope for additional carports, extensions, or even the conversion of the existing garage into a self-contained retreat.

Perfectly suited to a growing family or those seeking a peaceful rural lifestyle, this residence delivers space, serenity, and convenience all within an easy stroll of Laura's main street.

At the heart of the home, the kitchen is both practical and inviting, featuring ample preparation space, a wall oven, electric cooktop, and rangehood. The walk-in pantry is a welcome inclusion for the home cook, while the outlook over the backyard offers a tranquil, almost pastoral vista that feels far removed from the everyday.

Each bedroom has been thoughtfully appointed with built-in robes, ceiling fans,

Price	SOLD for $685,000
Property Type	Residential
Property ID	12267
Land Area	4.70 ac

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and ducted, zoned split system air conditioning. The master suite is particularly impressive, boasting a generous walk-in robe and a private ensuite complete with shower, corner vanity, and toilet.

The main bathroom is centrally located to service the home with ease, offering a shower, bath, and single vanity, alongside a separate toilet. The laundry is well-equipped with tiled flooring and a stainless steel wash trough. An additional room, currently utilised as a home office, enjoys calming views an ideal setting for work or study.

Outdoors, the home continues to impress. A spacious verandah flows seamlessly from the kitchen and dining area, providing the perfect setting for entertaining while overlooking the expansive backyard. Two substantial sheds one a 9m x 6m double garage and the other a 6m x 6m workshop, both with concrete floors and power cater to a variety of needs.

The grounds themselves are a standout feature, with established gardens and lawns that speak to the richness of the local soil. Extensive tree plantings ensure a ready supply of firewood for the cooler months, while a bore services the garden and rainwater tanks supply the home. Mains water is connected but seldom required a true testament to the property's self-sufficiency.

Additional Features:

- Electric hot water system
- Zoned ducted split system air conditioning
- Built-in linen storage
- Solar system
- Bore

This is more than just a home it's a lifestyle offering. A place where children can grow, where space and privacy abound, and where the simple pleasures of country living are yours to enjoy, without sacrificing convenience.

Land Size: 4.7 acres approx.

LGA: Northern Areas Council

Zoned: Neighbourhood

CT5233/719

RLA228106

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