



23 Mendel Drive, Kelso

## Luxury Family Living in a Premier Location

Positioned in one of the area's most desirable locations, this exceptional family residence delivers a refined combination of luxury, space and everyday practicality. Thoughtfully designed and beautifully finished throughout, the home offers an outstanding lifestyle opportunity for families seeking quality without compromise. With a build size of over 500sqm (approximately) the scale of this home needs to be inspected to be appreciated!

Step inside to discover expansive interiors enhanced by high ceilings, quality finishes and an abundance of natural light, creating a warm yet sophisticated atmosphere throughout.

Designed with family living in mind, the versatile floorplan offers three spacious living areas, allowing room for both relaxed day-to-day living and effortless entertaining. At the centre, a beautifully appointed kitchen serves as the heart of the home, complete with stone benchtops, quality appliances and walk-in pantry.

Boasting 4 over-sized bedrooms, including a luxurious master suite complete with walk-in robe and stylish ensuite. The home is serviced by a well-appointed family bathroom featuring quality fixtures and

4 2 3

**FOR SALE**  
\$1,290,000

**VIEW**  
By Appointment

**AGENTS**  
Mark Dwyer  
0498 003 774  
mark.bathurst@ljhooker.com.au

Abby De Losa  
0402 203 795  
abby.bathurst@ljhooker.com.au

**AGENCY**  
LJ Hooker Bathurst  
02 6331 5041

All information contained therein is gathered from relevant third parties sources.  
We cannot guarantee or give any warranty about the information provided.  
Interested parties must rely solely on their own enquiries.

LJ Hooker

finishes.

Seamlessly connecting indoor and outdoor living, the covered alfresco area overlooks the landscaped yard, providing the perfect setting for entertaining, children to play or simply unwinding in privacy. The low-maintenance backyard is well-suited to professional families, looking for useable space without the upkeep!

Contact Mark or Ella to book your inspection today!

Property features include:

- Open plan kitchen, living and dining with feature gas fireplace
- Separate media or rumpus room
- Additional formal lounge or home office at the front of the property with great storage
- Modern kitchen with quality features and finishes, as well ample storage and bench space
- Master bedroom with ensuite and 2 great sized walk-in robes
- Built-in robes to 3 additional over-sized bedrooms
- Well-appointed main bathroom with freestanding bath
- Covered and tiled alfresco entertaining area
- Secure, family-friendly backyard
- Triple garage with internal access, workshop and storeroom
- Ducted heating and cooling
- Tenant currently in place paying \$795 per week

## MORE DETAILS

Property ID	2M6HZ6
Property Type	House
Land Area	838 m2
Including	Ensuite
	Ducted Cooling
	Ducted Heating
	Toilets (2)
	Dishwasher
	Built-in-Robes
	Fully Fenced
	Remote Garage
	Solar Panels

**Mark Dwyer 0498 003 774**

Director | Licensee In Charge | Sales Agent |  
mark.bathurst@ljhooker.com.au

**Abby De Losa 0402 203 795**

Sales Associate | abby.bathurst@ljhooker.com.au

**LJ Hooker Bathurst 02 6331 5041**

89 William Street, BATHURST NSW 2795  
bathurst.ljhooker.com.au | bathurst@ljhooker.com.au

