



83 Laurie Drive, Raworth

## THE FAMILY HOME THAT HAS IT ALL!!

Welcome to Raworth —where modern family living meets peaceful charm! Perfectly positioned just moments from the new Maitland Hospital, Stockland Green Hills Shopping Centre, and a short drive to the Newcastle's world famous beaches, this home delivers the ideal balance of lifestyle, comfort, and convenience.

From the very first glance, the home's impressive street appeal and wide frontage draw you in. Step inside and feel the warmth —a light-filled foyer sets the tone for what's to come in this beautifully presented, thoughtfully designed family haven.

At the front of the home, the master suite is your private escape, complete with a spacious walk-in robe, elegant ensuite with a rustic barn-style door, and its own split-system air conditioner. The remaining three bedrooms, all with built-in robes, are tucked quietly at the rear —perfect for kids or guests —with one also enjoying air conditioning for extra comfort.

Families will love the dedicated children's activity room, ideally positioned between the bedrooms, and the nearby main bathroom for everyday ease.

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**FOR SALE**  
\$1,100,000

### AGENTS

Kane Bradley  
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### AGENCY

LJ Hooker Maitland  
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Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

The heart of the home is a generous open-plan living area, kept comfortable year-round with another split-system A/C. Overlooking it all is a chef's kitchen featuring a 900mm oven and stove, ample storage, and quality finishes —a true hub for entertaining or easy weeknight dinners. Add in 9-foot ceilings, a neutral modern palette, and multiple living zones including an air conditioned formal lounge or theatre room, and you've got the perfect recipe for relaxed modern living.

Step outside and prepare to be impressed —the covered alfresco area captures stunning rural views and comes complete with security roll-down shutters for all-weather comfort. The outdoor kitchen and BBQ zone with built-in cupboards, bench space, and a TV outlet makes it the ultimate entertainer's space.

The fully fenced backyard offers side access for the caravan or boat, a slab ready for a shed or gazebo, plus established fruit trees to enjoy. With a north-facing solar system helping to keep those energy bills low, everything about this property is designed for practical, easy living.

Delivering the best of both worlds —country calm and modern style — this stunning Raworth home is one you'll fall in love with the moment you arrive. Don't miss out!

Proudly marketed by LJ Hooker Maitland, please call exclusive agent Kane Bradley 0423 525 335 7 days for all inspections & further information.

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## MORE DETAILS

Property ID	1ENAF6H
Property Type	House
Land Area	731 m2
Including	Ensuite
	Study
	Air Conditioning
	Built-in-Robes
	Solar Power

### Kane Bradley 0423 525 335

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### LJ Hooker Maitland (02) 4933 5511

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