



Telarah, 22 Ivor Street

"Congewai" Circa 1927

This gorgeous California Bungalow is brimming with timeless elegance, a rare find in the heart of Telarah & one for the purists, those who truly appreciate the craftsmanship & nods of yesteryear. From the moment you arrive, the striking facade, complete with lath stucco construction, a terra cotta tile roof, and decorative fretwork & leadlight adorned windows, sets the scene for a home of exceptional charm and character. A tessellated tiled path leads you through the picket fence to a welcoming deep verandah, shaded and inviting.

Inside, period features abound, including soaring ornate ceilings, polished timber floors, picture rails, and stunning leadlight windows that frame the home's generous proportions. The thoughtfully designed floorplan offers three well-sized bedrooms within the home, with the master bedroom featuring French door access to the lush backyard & wraparound verandah. The formal lounge exudes grandeur with a coffered ceiling to simply die for. The marble hearth and French doors also open to the side verandah exploding onto the grassy manicured yard and gardens, while each of our front bedrooms also enjoy direct access to



For Sale
\$1,075,000

View
ljhooker.com.au/1DXRF6H

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the undercover areas.

The kitchen completes this perfect picture, with custom hanging cabinetry, thick granite benchtops, along with a butchers block style island prep bench that can double as a breakfast bar for casual quick meals. The wood stove within this space is a welcome sight, and the formal dining area backs onto the kitchen for an ease of entertaining or sit down dining.

Stepping outside, the expansive 1126sqm grounds provide a private sanctuary. Mature trees & quaint landscaping coupled with a picturesque paved area, beckon you to come & sit, and bask in the tranquility of your surrounds. Generous side access is afforded to you on both sides of the home, with oversized double garaging immediately there for vehicle storage.

A home of this calibre is a rare opportunity-offering a seamless blend of historic beauty and modern comforts in a peaceful yet convenient location. Be the one to call Congewai home now and forever with those who wait, disappointed in the end.

Proudly marketed by LJ Hooker Maitland, please call exclusive agents Todd Fisher 0438 592 920 or Ben Cotton 0434 638 822 - 7 days for all inspections & further information.

All information contained herein is gathered from sources we deem to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

More About this Property

Property ID	1DXRF6H
Property Type	House
Land Area	1126 m2
Including	Air Conditioning Toilets (2) Close to Schools Close to Shops Close to Transport Prestige Homes

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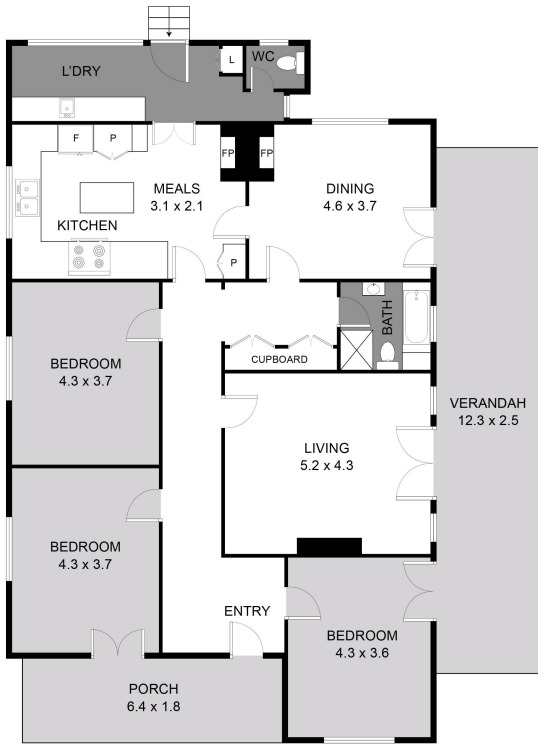
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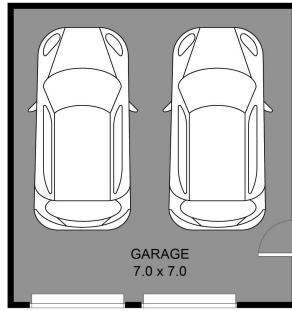


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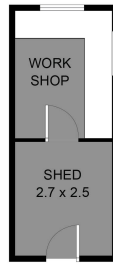
FLOOR PLAN



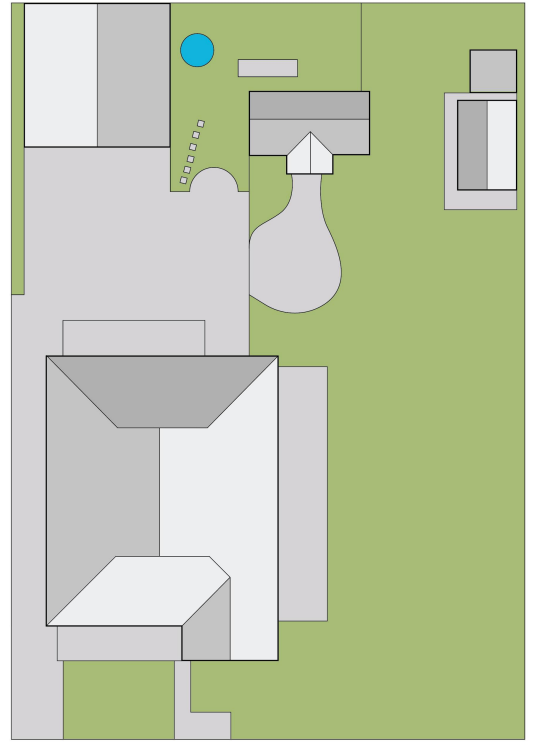
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SITE MAP



22 Ivor Street
Telarah

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