

Sold



36 Rubiton Street, Wollongbar



## "Cherish" - Fabulous Family Home Adjoining Reserve

Tucked away amongst the most divine, lush, manicured gardens, is this expansive family home that boasts tranquillity, privacy, and offers an unsurpassed lifestyle framed by natural beauty in the leafy Wollongbar, Just minutes to Alstonville Village, 10 minutes to the coast of Ballina, premium schools and other amenities.

Over two storeys, the home is complete with four bedrooms, three bathrooms, formal and casual living areas, country style features, east/north facing large verandah, three way main bathroom, ensuite and walk in robe to main bedroom, double garage with internal access, inground pool with adjoining outdoor entertaining area on a pristine, fully landscaped flat block with an elegant tree-lined driveway; pure class!

 4  3  2  

880 m<sup>2</sup>

<b>Price</b>	SOLD for \$542,000
<b>Property Type</b>	Residential
<b>Property ID</b>	414
<b>Land Area</b>	880 m <sup>2</sup>

### Agent Details

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### Office Details

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Immaculately cared for, features include well set out kitchen with a dishwasher, large main bedroom, abundant storage, and a well-designed versatile floor plan that facilitates flexible options and excellent separation of living. Downstairs is the fourth bedroom, family/games room, another bathroom and laundry which could easily be used as a granny flat/studio or area to accommodate an in-law.

Inside and out, the residence is a testament to detail and seamlessly blends comfort, multiple-functionality and grace; this well-maintained residence was built and designed for the entertainer who appreciates the finer things in life... and indeed, who doesn't?

The gardens tell a story of their own; they truly have to be inspected to be fully appreciated, you will be dazzled by the vibrant colours, the depth of variety of vegetation, the resident birdlife, and the sheer beauty of mother nature at her most radiant! This property adjoins an open reserve area which provides a picturesque outlook onto pretty rainforest and wide cleared green spaces!

Buyers who appreciate and value privacy, serenity, beautiful grounds and convenience must inspect this much-loved home and its magical gardens. Located within a few minutes' drive to the Wollongbar shops, and schools; this is the best of both worlds, an oasis of the highest calibre. A sparkling inground pool is a true asset for those warmer months and a great place for the kids to play. The rear yard is fully fenced with a gate at the rear that provides easy access out onto the reserve.

Long term owners are downsizing and have strong motivation to sell; they have savoured their time here and will take with them many special memories - now it's your turn to create the future chapters. Buyers seeking serenity, an elegant residence, picturesque setting within easy access to major amenities MUST inspect. Call exclusive agent Melanie Stewart on 0421 560 936 to arrange a viewing.

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