

Sold



13 Brangus Close, Berry



Charm & Space

13 Brangus Close, Berry is a sure-to-impress single level five-bedroom, three-bathroom residence occupying a level section on a quiet cul-de-sac within the prestigious Huntingdale Estate. Designed for easy, low-maintenance living, this home seamlessly blends style, functionality and versatility and offers the perfect base for growing families, entertainers and anyone seeking a home designed for enjoyable living.

The property is both spacious and light-filled throughout, with an intelligently designed layout perfectly suited to modern living. Three individual living areas provide flexibility and comfort, consisting of a dedicated media room, a central open-plan main living and dining space and a separate activity room that can be adapted for relaxation, entertainment or recreation. The floorplan offers the perfect balance between connection and privacy, ensuring everyone has a place to unwind or come together.

A standout feature of this property is its 'private wing' which can be completely closed off from the rest of the house, encompassing

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Price SOLD for \$1,620,000

Property Type Residential

Property ID 526

Land Area 672 m²

Floor Area 228 m²

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three generously sized bedrooms, a family bathroom and well-appointed separate laundry with direct access to the side yard, as well as the previously-mentioned activity room, making it ideal for multi-generational living – as a dedicated retreat for children or teenagers, or for when hosting friends and extended family to an overnight stay. This thoughtful layout easily caters to a multitude of family demands and lifestyle needs.

The gourmet kitchen comes complete with premium stainless-steel appliances and ample storage including a sizeable walk-in pantry, and combines with the main living and dining spaces to create a spacious and stylish central living zone which opens onto the rear garden and a generously-sized outdoor living space; spanning the width of the home as well as a side return, the fully covered veranda can be fully enclosed with roll-down café blinds, forming a fourth 'living room' designed for year-round use and effortless indoor-outdoor entertaining in any and all weather. The gardens are fully fenced with mature plantings and lawn, with ample secure space for pets as well as vegetable and flower beds.

Two of the five bedrooms feature ensuites for privacy and convenience, including the principal suite with walk-in wardrobe. The home features quality finishes throughout, including low-maintenance porcelain tiled floors in all public spaces and wool carpets in all bedrooms. Reverse cycle air-conditioning and ceiling fans as well as plantation shutters throughout make for easy and efficient climate control with maximum style and visual appeal.

A double garage with remote opening door further enhances convenience, as does the driveway with capacity for off-street parking for up to four cars and a gated parking stand located to the side of the home for secure storage of a caravan or trailer. A Rain water tanks and solar hot water system will appeal to those mindful of rising utility costs.

Berry is a welcoming town celebrated for its strong sense of community, vibrant and historic town centre complete with quality shopping and exceptional dining experiences. Offering the perfect balance of relaxed country living and modern convenience, residents enjoy easy access to local amenities while being just a short drive from the Princes Highway – ideal for those commuting or exploring the surrounding attractions.

Offering the perfect fusion of coastal country charm and urban convenience, this is an exceptional opportunity to secure a home that embraces modern living and offers the adaptability to meet various lifestyle needs.

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