



Sold



8 Braid Road, St Andrews

Positive, happy living starts here with this superb and spacious family home nestled in the heart of St Andrews. The well-considered 269m² floorplan is inviting, functional and uncomplicated. It has just the right amount of space for everyone and is every bit the haven you have been looking for. . . inside and out. Five sprawling bedrooms provide personal sanctuary and include a modern, crisp shared bathroom with natural light and beautiful finishes. The master includes ensuite, WIR and private deck. Step outside for a quiet cuppa with a good book. . . sip slowly as you capture the first of the morning sun. The laidback living area features a wood fire for added cosiness and luxe over the cooler months. Original stone in the lounge and warm native timber flooring throughout celebrate the 1970's history, while the open plan kitchen and dining strike the perfect balance for contemporary living. The light-filled kitchen is a gorgeous cooking space featuring quality appliances, crisp ceramic tiles, ample bench and cupboard space, a heat pump and direct access to the large outdoor deck and BBQ area. Entertaining is fun and easy!

There is must-have internal access to the double garage, extending to a workshop/studio and full laundry. This flexible space is perfectly positioned to be a quiet study, rowdy rumpus, or private work from home solution featuring its own separate portico entrance. Make it whatever you want. The large 1044m² level freehold section is ready for your outdoor enjoyment with a bountiful vegetable garden, mature leafy trees, and open spaces to play or relax. Ample parking for the boat or trailer and a shed for wood or extra storage completes the family-friendly package.



Land area	1044 m ²
Rates	\$4,161.19



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