



Sold



31 Carlingford Rise, Dinsdale

5 1 2

Poised in Dinsdale's elevated leafy environs, this spacious family home blends a funky contemporary aesthetic with soothing rural views. The interplay between indoors and out creates an environment that encourages relaxed living and entertaining. There are decks and an outdoor spa for lazing away the summer days, and a portico for alfresco dining and socialising. Farmland on the border provides a very peaceful, country feel. A contemporary ambience envelops the home. Open plan living sits on an easy-care concrete aggregate floor in a layout that distinguishes between dining, lounge and kitchen areas. The entertainer's kitchen is a superbly appointed work station supported by a scullery, wall mounted ovens and gas hob. The main activity hub flows seamlessly outdoors as well as into the carpeted family lounge/media room. Both bathrooms are stylish, refreshing spaces serving five generous bedrooms and a master suite. The master bedroom opens onto the deck and spa area for a 'mum and dad retreat'. The 2.5 garage is huge! Room for two cars and plenty of storage - with additional space for off street parking!

Land area	997 m ²
Floor size	268 m ²
Rateable value	\$750,000
Rates	\$3,561.00

The emphasis is on hassle-free living. Building materials are low maintenance and the fenced grounds are well groomed and have a flat grassy play area for kids. The single-level brick home is alarmed, has gas infinity hot water and a log burner for winter comfort. Nestled in the heights of Dinsdale, the alluring family home delivers a superior slice of Kiwi living. Till's Lookout and Taitua Arboretum are in walking distance for leisurely outings and nature encounters, parks are nearby and Dinsdale Shopping Centre is in close proximity. Lying in the city's western suburbs, the property is in easy reach of the CBD, hospital, coastal destinations, and commuter routes.

