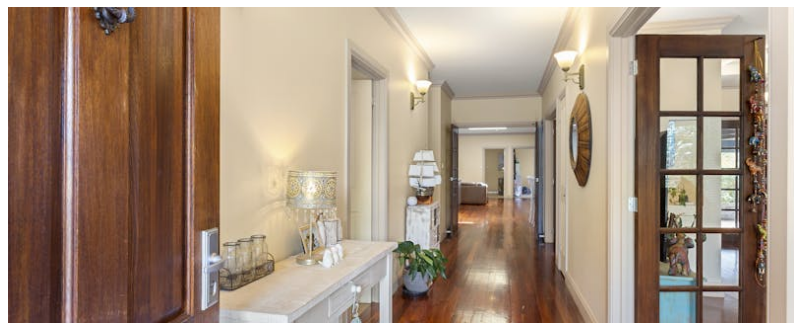




10 Stubbs Place, YASS, NSW 2582

Private Residence with Timeless Quality

Elegant design and effortless family living come together in this master-built, architecturally designed and privately positioned residence.

Known as 'Glenmore', 10 Stubbs Place is a home of exceptional quality, thoughtful planning, and refined appeal.

Set under an impressive 325m² roofline, this quality home offers an exceptional layout designed for both comfort and style.

The kitchen is a standout feature of the home, an expansive and well-appointed area offering a large island bench, walk-in pantry, extensive storage, and generous bench space.

Positioned to overlook the open plan living and meals area, the kitchen stands as its own space while maintaining a visual connection.

The large open-plan living and meals area offers a relaxed, comfortable space for everyday living, seamlessly extending to two outdoor entertaining

zones: a shaded alfresco courtyard on one side and a sunny deck on the other.

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

TYPE: For Sale

INTERNET ID: 300P187547

SALE DETAILS

Contact Agent

CONTACT DETAILS

Emma Herrington-Clarke
0418 354 585

For more formal occasions, the formal dining and lounge, complete with cozy fireplace, offers a warm and refined setting for entertaining or unwinding in comfort.

Accommodation is both generous and flexible, with five sizable bedrooms or four plus a home office.

The segregated master suite includes a walk-in robe and ensuite, while three secondary bedrooms feature built-in robes.

The fifth bedroom offers versatility as a guest room, office, or additional living space.

The clever floorplan includes a convenient three-way family bathroom, plus a separate powder room, ideal for families or visiting guests.

Sydney Blue Gum hardwood floors and French doors add warmth and classic charm, while quality finishes throughout reflect the careful attention to detail and craftsmanship that define this home.

Car accommodation is plentiful with a double lock-up garage, undercover parking for three additional vehicles, and ample driveway space for guests.

Tucked away in a quiet cul-de-sac on the Canberra side of Yass, this private 1,148m² block offers low-maintenance gardens and peaceful living within easy reach of city conveniences.

From the entrance to the extensive living spaces, 'Glenmore' is designed not just to impress, but to truly feel like home.

Features

• Built in 2006, architecturally designed and master-built home with 325m² under roof

• 5 bedrooms (or 4 plus office), including segregated master with walk-in robe and ensuite

• Spacious kitchen with walk-in pantry, island bench, and quality appliances

• Open-plan living/meals area and separate formal dining/lounge with fireplace

• Three-way family bathroom and separate powder room

• Sydney Blue Gum hardwood flooring

• Ducted electric heating and cooling (zoned) and fireplace

• Private 1,148m² block with alfresco courtyard, deck and manicured low maintenance gardens and landscaping

• Double garage (lined and powered), undercover parking for 3 cars and ample driveway parking for guests

• Additional 50m² storage area under the home

• 3 Rain-water tanks totaling 8,400 liters with option to use as main water source

• Quiet and peaceful cul-de-sac location on the Canberra side of Yass and within walking distance to local amenities including schools, playgrounds and shops.

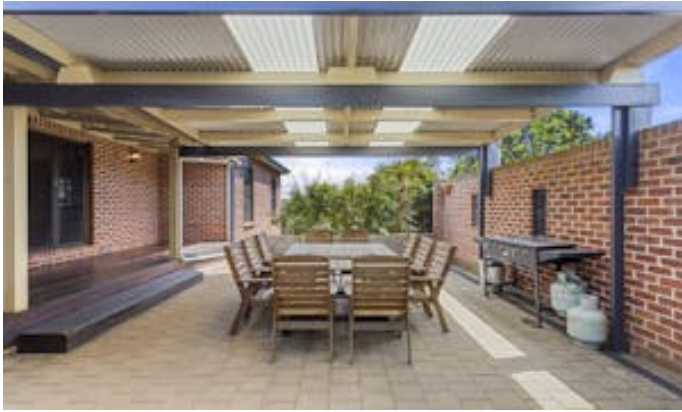
To arrange your inspection, call Emma Herrington-Clarke on 0418 354 585

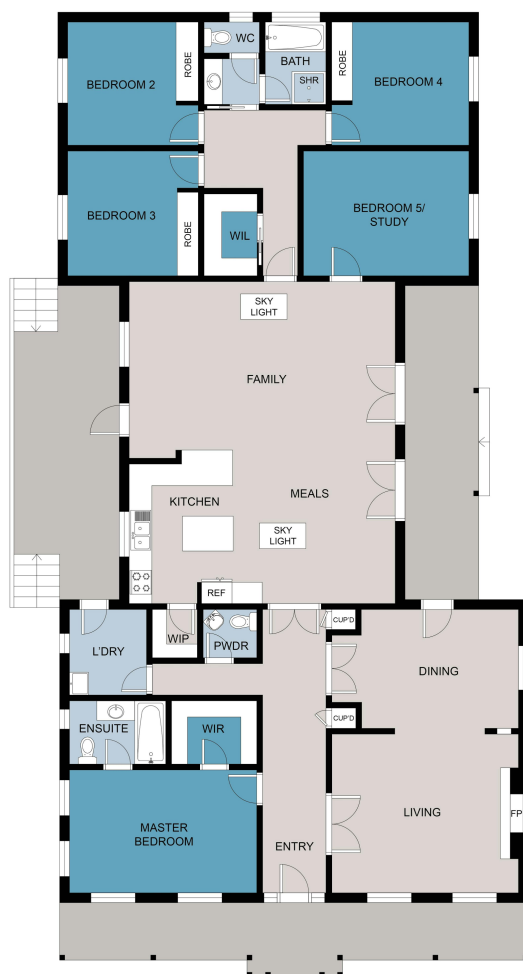
- Land Area 1,148.00 square metre
- Building Area: 325.00 square metres
- Bedrooms: 5
- Bathrooms: 3
- Double garage
- 3 car carport











10 Stubbs Place, Yass