



### 3 Gumnut Close Blaxland NSW

4 2 2

**LOCATION:** Nestled on a beautifully landscaped 863m2 (approx.) block, enjoying a picturesque backdrop of trees and wildlife, conveniently positioned in a popular location close to schools, local shops and restaurants, bus & rail services and all the Blue Mountains has to offer.

**STYLE:** Brick construction, tile roof and custom finishes combine beautifully, while the home offers sleek, contemporary living, ornate cornices and feature wall panels which enhance the mountain character and charm.

**LAYOUT:** 4 bedrooms with BIRs, Master with ensuite and walk in robe, newly renovated generous family sized bathroom and laundry. 2 living areas, undercover wrap around veranda and entertaining area and a seamless

**Type** : House  
**Price** : \$ 1,260,000  
**Land Size** : 860 sqm  
**View** : <https://www.chapmanrealestate.com.au/sale/nsw/blue-mountains-surrounds/blaxland/residential/house/7844035>



**Rachel Power**  
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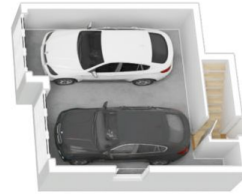
[For full version visit the website](https://www.chapmanrealestate.com.au)

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# 3 GUMNUT CLOSE, BLAXLAND



Upper Ground



Lower Ground

**INTERNAL**  
211 m<sup>2</sup>

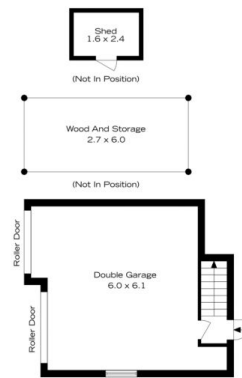
**EXTERNAL**  
57 m<sup>2</sup>

**TOTAL**  
268 m<sup>2</sup>



The floor plan is not to scale; measurements are indicative and in metres. All features included in this 3D plan are for inspiration purposes only. This is not an exact replica of the property or the position of exterior elements. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

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