

## 111 Birchgrove Drive Wallsend NSW

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This executive family home in a prestige estate stands out from the crowd. Every aspect of this magnificent home has been master built by the present owners, from initial design through to finished build. Solid structure and select finishes prove that quality passes the test of time.

An elevated position and stately aspect create enviable street appeal while zoned, ducted air conditioning throughout ensures year round comfort.

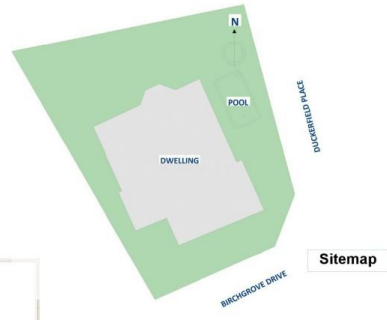
Entry from the tiled front porch through a classic, lead light front door opens onto the elegant, grand foyer and sweeping central staircase. On the right is a study meeting room and internal door to the extra large, double garage. The formal lounge on the left leads through to a formal dining room. All halls, however, direct you to the kitchen.

Positioned as the central hub of family living is an open plan modern kitchen. Overlooking the spacious family, meals and rumpus areas and featuring views to the

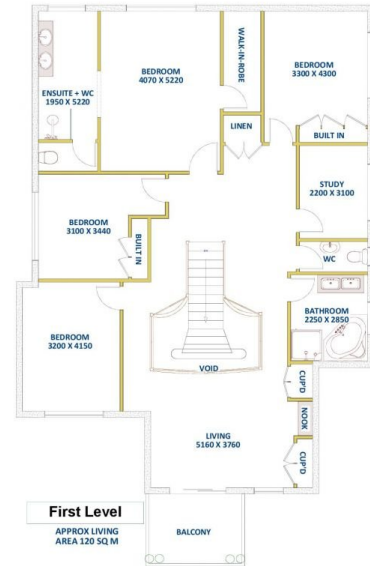
**Price** : \$ 1,300,000  
**Land Size** : 851 sqm  
**View** : <https://www.reecerealty.com.au/sale/nsw/newcastle-region/wallsend/residential/house/7425724>



**Allen Reece**  
**02 4950 2025**



111 Birchgrove Drive, WALLSEND



**FLOOR DIAGRAM**  
 \*\*NOT TO SCALE\*\*  
 This drawing has been prepared for marketing purposes.  
 Dimensions are a guide only.