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Property Details



1 Lambert Close, Bolwarra

Spacious Family Living in a Prime Bolwarra Setting

4  2  2  **\$1,050,000**

Air Conditioning

Ducted Cooling

Reverse Cycle Air Conditioning

Ducted Heating

Remote Garage

Secure Parking

Floor boards

Outdoor Entertaining

Broadband Internet

Built In Robes

Dishwasher

Nestled in a peaceful cul-de-sac just minutes from Maitland's vibrant town centre, this beautifully presented four-bedroom residence blends generous proportions, contemporary style, and effortless functionality offering the perfect sanctuary for growing families and avid entertainers alike.

Thoughtfully designed, the home features four generously sized bedrooms, including a private master suite complete with a sleek ensuite and built-in wardrobe. A stylish main bathroom showcases modern fittings and a timeless neutral palette, catering to the practical needs of the entire household with a touch of sophistication.

The flexible floorplan offers multiple living zones to suit every lifestyle. A dedicated theatre room sets the stage for cozy movie nights or serves as a versatile kids' retreat, while separate formal lounge and dining areas create elegant spaces ideal for hosting guests or enjoying quiet family moments.

At the heart of the home, the contemporary kitchen is both functional and inviting, featuring an island bench, quality appliances, and an adjoining informal dining space perfect for everyday living and effortless entertaining. Sliding doors extend the living experience to a fully enclosed alfresco area, complete with remote-controlled screens, ensuring year-round comfort and seamless indoor-outdoor connection.

Built with lasting quality in stylish brick and colourbond construction, the home is set on a generous 606.5m² block and enjoys scenic outlooks. Positioned in a quiet, family-friendly street, it's just moments from local schools, parks, boutique cafés, and retail hubs. Families will value proximity to Bolwarra Public School, while commuters will appreciate convenient access to public transport and major roadways.

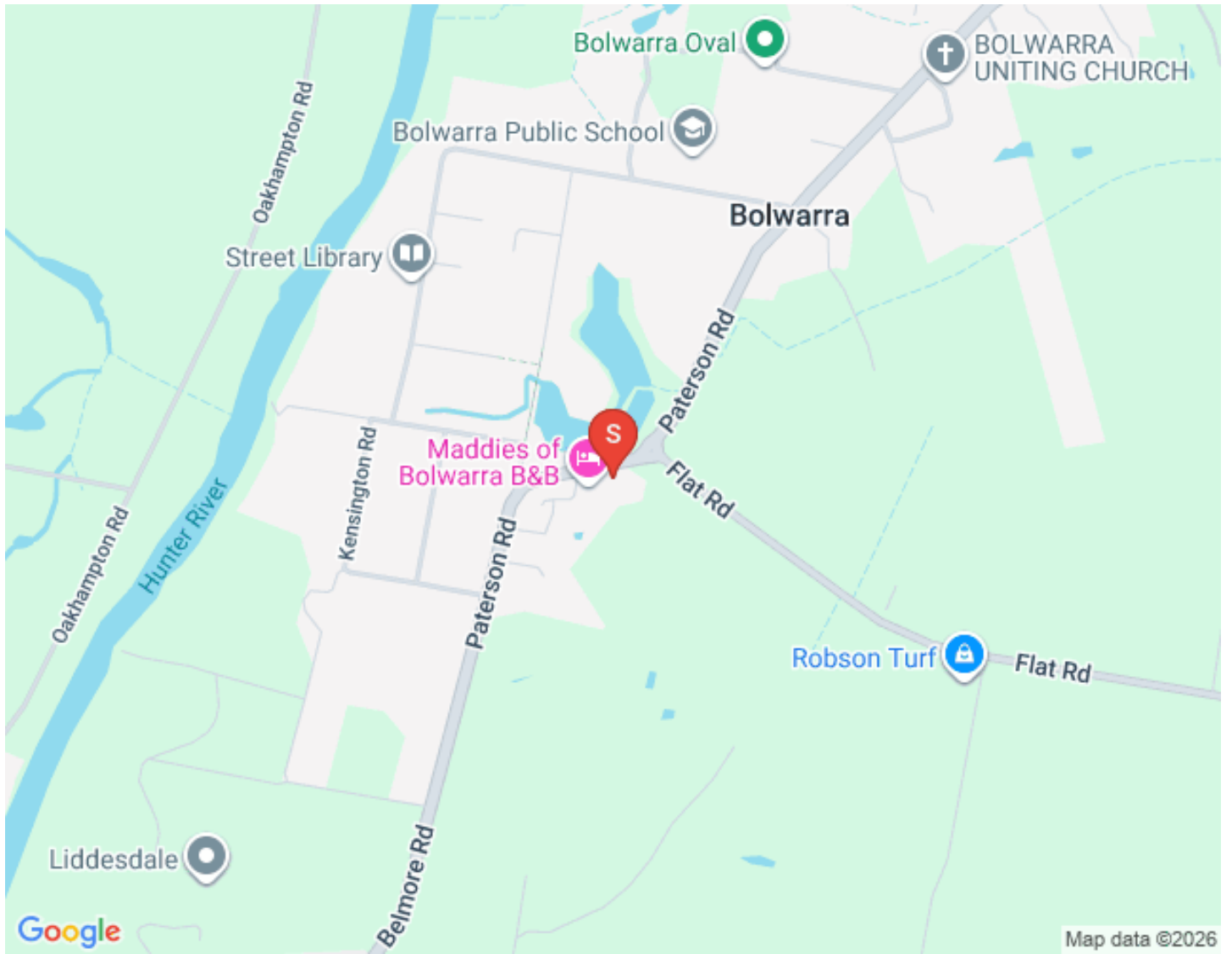
Modern connectivity is also assured, with high-speed NBN (FTTP) and 5G mobile coverage, making it ideal for professionals working from home or anyone needing reliable digital access.

1 Lambert Close offers an exceptional lifestyle defined by comfort, quality, and convenience a place where your family can thrive, relax, and entertain with ease.

Proudly presented by First National Real Estate Maitland, contact Mick Haggarty on 0408 021 921 to arrange your inspection and discover the lifestyle on offer.

Disclaimer: All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy, and interested parties should rely on their own enquiries.

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Floorplan



Approximate Gross Internal Area = 211.8 sq m (Including Garage)



Relevant Documents

[Marketing Contract](#)

[Rental Estimate Letter](#)

[Rental CMA Comparable Report](#)

Comparable Sales



7 RIDGETOP CLOSE, BOLWARRA HEIGHTS, NSW 2320, BOLWARRA HEIGHTS

4 Bed | 2 Bath | 2 Car
\$995,000
Sold ons: 11/02/2025
Days on Market: 15

Land size: 1178
sale - sold



42 BOLWARRA ROAD, BOLWARRA, NSW 2320, BOLWARRA

4 Bed | 2 Bath | 2 Car
\$1,000,000
Sold ons: 15/11/2024
Days on Market: 61

Land size: 949
sale - sold



30A CANNA STREET, BOLWARRA, NSW 2320, BOLWARRA

4 Bed | 2 Bath | 2 Car
\$945,000
Sold ons: 11/11/2024
Days on Market: 48

sale - sold



18 HIGHLAND WAY, BOLWARRA HEIGHTS, NSW 2320, BOLWARRA HEIGHTS

4 Bed | 2 Bath | 2 Car
\$1,000,000
Sold ons: 04/11/2024
Days on Market: 50

Land size: 946
sale - sold



163 PATERSON ROAD, BOLWARRA, NSW 2320, BOLWARRA

4 Bed | 2 Bath | 2 Car
Sold ons: 29/04/2025
Days on Market: 128

Land size: 740
sale - sold



72 KENSINGTON ROAD, BOLWARRA, NSW 2320, BOLWARRA

4 Bed | 2 Bath | 1 Car

\$1,320,000

Sold ons: 28/08/2024

Days on Market: 37

Land size: 1150.8

sale - sold



22 PANDANUS CIRCUIT, BOLWARRA, NSW 2320, BOLWARRA

4 Bed | 2 Bath | 3 Car

\$1,040,000

Sold ons: 20/03/2025

Days on Market: 29

Land size: 687

sale - sold

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Around Bolwarra

Bolwarra / Bolwarra Heights enjoys an elevated position of around 47m above sea level offering sweeping views from the abundance of vantage points particularly from the Bolwarra Lookout and playground, which oversees the famous "Bolwarra Flats" farmlands. Bolwarra / Bolwarra Heights began in the early 1820's with a land grant awarded to settler George Lang and shows no sign of slowing down now.

- Easy access to the Maitland CBD
- Larger homes becoming available in the area
- Increase in upper end property prices

We acknowledge the Traditional Custodians of Country throughout Australia and pay respects to their elders past, present and emerging. The suburb of Bolwarra / Bolwarra Heights falls on the traditional lands of the Mindaribba people.

AROUND BOLWARRA / BOLWARRA HEIGHTS

SCHOOLS:

- Bolwarra Public School
- Saint Peters Maitland
- Maitland Grossman High School

CAFES AND RESTAURANTS:

- Bolwarra general store and cafe
- Greenhills shopping centre
- The Levee
- The Whistler

ACTIVITIES:

- Maitland Levee/ Art gallery
- Steam Fest
- Tocal College

About Us



MICHAEL HAGGARTY

PRINCIPAL, DIRECTOR | CLASS 1 LICENCED REAL ESTATE AGENT

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With over three decades in the game, Mick Haggarty is one of the most experienced and respected agents in Maitland and the Hunter Valley. A Class 1 Licensed Real Estate Agent, Auctioneer, and Stock & Station Agent, Mick is known for his no BS approach, honest advice, and people-over-property mindset.

He doesn't sugar-coat it — he tells it straight. Clients trust Mick because he takes the reins, keeps them informed, and delivers real results without the fluff. Backed by deep local knowledge and a history of record-breaking sales, he's the guy locals turn to when they want things done right.

Straight talk, smart strategy, and a serious passion for property — that's Mick Haggarty.

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All images in this e-book are the property of First National Real Estate Maitland. Photographs of the home are taken at the specified sales address and are presented with minimal retouching. No elements within the images have been added or removed.

Plans provided are a guide only and those interested should undertake their own inquiry.