



SOLD

IMPRESSIVE IN EVERYWAY

PLEASURE TO OFFER THIS STUNNING RESIDENCE NESTLED ON A 4,743 SQ/M ALLOTMENT ON MOUNT GAMBIER'S CITY LIMITS. THE ULTIMATE IN LIFESTYLE LIVING WITH ROOM TO MOVE AND QUALITY YOU CAN ONLY DREAM OF.

BUILT BY OWNER BUILDER NICHE HOMES, THIS HOME HAS ALL THE WANTS AND NEEDS OF MOST FAMILIES.

DOWNSTAIRS THERE ARE 3 BEDROOMS AND OFFICE, WITH MAIN BEDROOM HAVING LARGE WALK IN ROBE, FREE STANDING BATH, CUSTOM MADE VANITY AND STONE BENCH TOPS, PLUS WALK IN ROBES TO THE 2ND AND 3RD BEDROOMS.

A STUNNING HAMPTON STYLE KITCHEN IS A CENTRE PIECE TO THE HOUSE WITH ELECTROLUX APPLIANCES, STONE BENCH TOPS PLUS LARGE BREAKFAST BAR MADE OF SOLID BLACK-WOOD.

THE KITCHEN MEALS FAMILY AREA FLOWS THROUGH TO A FULLY ENCLOSED ALFRESCO AREA WITH SPOTTED GUM DECKING.

THIS WHOLE AREA HAS DUCT ED REVERSE CYCLE AIR-CONDITIONING PLUS SLOW COMBUSTION HEATING, AND FULL SECURITY SYSTEM. ALSO YOU HAVE THE LUXURY OF A COURTYARD WITH WOOD FIRE PIZZA OVEN SO YOU CAN ENJOY FAMILY AND FRIENDS COMPANY ALL YEAR ROUND.

THE 2ND FLOOR OF THE HOME HAS A GAMES ROOM AND 4TH BEDROOM, IDEAL FOR TEENAGERS.

JUST OFF THE HOUSE IS A 2 ROOM OFFICE AND CONFERENCE ROOM WHICH COULD BE USED FOR A SMALL BUSINESS OR A SELF CONTAINED GRANNY FLAT.

THE OUTSIDE IS TO DIE FOR WITH BEAUTIFUL ESTABLISHED LAWNS AND GARDENS, WHICH INCLUDES RAINWATER TO THE HOUSE, A BORE TO KEEP THE GARDEN GREEN ALL YEAR ROUND.

DOUBLE GARAGE UNDER THE MAIN ROOF IS COMPLEMENTED BY A HIGH CLEARANCE APPROXIMATE 9X6 COLOUR-BOND GARAGE.

HOTMIX DRIVEWAY WITH LOVELY HEDGING AND FENCING, KEEPS THE HOME TIDY AND PRIVATE.

WITH SO MANY FEATURES ONLY A INSPECTION WILL REVEAL THEM ALL.

EXPRESSIONS OF INTEREST BY THE 31/10/17 UNLESS SOLD PRIOR

5 BED | 3 BATH | 0 CAR

PRICE:
\$900,000

OPEN FOR INSPECTION:
N/A



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