



**SOLD**

## LIVING IN LENNOX

Master built by John Eggins, this custom designed home is built for easy living. Positioned on a large corner block it is fully fenced with side access. The well landscaped front entry leads to a wide, welcoming covered deck, a place to sit and enjoy the local streetscape. This leads into the open plan living areas which are bright with high ceilings and spacious.

The modern designer kitchen has a long breakfast bar, all countertops in Caesar Stone. With a walk in pantry, 900cm gas cooker, an integrated dishwasher plus lots of good storage. It is a perfect place to enjoy cooking or entertaining. This adjoins the family and dining areas. There are polished concrete with exposed aggregate floors through out, providing low maintenance and a very cool look. There is split system air conditioning, designer fans and good use of louvres for air flow.

The breezeway room offers a multifunction space for large gatherings or a games area, bookended with large sliding doors it gives a connection to outside while still under cover.

Next, is the cosy media room perfect for TV or movie viewing and can be separated with the glass doors from the other living area. There are 3 bedrooms, two with large builtins and the main bedroom has a huge walk in closet. The master also has a large ensuite with double vanity sink, a large shower with a highlight window to watch the sky and providing lots of light.

The main bathroom features a large shower, separate bath and vanity with mirrored overhead cabinets. All stylishly designed. The adjacent laundry is a dream, with a wall of storage cupboards including built in ironing board, good bench space and access to the outside walled garden.

The outside space is low maintenance with paved pathways, a 5000Lt water tank all fully fenced and side access via a gate.

There is a double garage plus good storage with side access to the garden and the front is all beautifully landscaped for street appeal.

Solar hot water, "Crim safe" security screens through out, which when glass doors are safely open provide great cross air flow making the home cool in summer and with the northern sun, warm in winter, there is good use of the aspect making for a desirable place to call home. Located in an established estate, close to schools and transport. The beach is only minutes away by car or a good morning walk away plus a short drive to Lennox village. Live the coastal

**3 BED | 2 BATH | 2 CAR**

**PRICE:**  
\$820,000

**OPEN FOR INSPECTION:**  
N/A



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Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.

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