



SOLD

**UNDER CONTRACT BEAUTIFULLY
COMMINGLED, BRILLIANTLY LOCATED !**

Set in a much favoured position with views of the superb open expanse of the Lake King Reserve in the unique Waterways Estate and with a much sought-after northerly aspect, this beautifully designed, pristine and freestanding Mirvac home boasts a modern, rendered facade with a stylish, bright, sun-drenched interior that is warm and inviting throughout, and is an abode you would perhaps like to call - your home.

With its tasteful, carpeted formal living and study retreat, superior caesar stone and timber kitchen, this home's family zone with its dining spills over a huge timber decked out door entertaining area creating an ever-present opportunity for family BBQs, or for bonding with friends/relatives or simply enjoying a moment in the sun. .

For those who enjoy the finer things in life, this elegant, tranquil family residence will exceed your expectations and it definitely ticks all the boxes, so is nicely commingled.

- Modern, contemporary home located in the superior part of Waterways moments away from park/playground and the main lake.
- Generous carpeted formal living and dining area or study retreat with parkland views.
- Gleaming porcelain tiled floors that blend with the neutral colours
- Immaculate kitchen boasting a pleasing blend of caesar stone and timber, sparkling island bench with breakfast bar, and a casual family or dining zone
- premium Smeg appliances, stainless-steel 5- burner gas cooktop, electric oven, rangehood and dishwasher and abundant storage around
- Upstairs accommodates 3 generous, mirrored and built –in robed bedrooms; master with a double vanity ensuite and with soothing views of the park opposite.
- Chic family bathroom with separate bath and shower plus downstairs powder room
- A humungous decked outdoor entertaining extending from kitchen/family area on opening up of the glass slider
- Double roller blinds (translucent and opaque) and quality curtains and downlights throughout
- Covered porch, high ceilings, security screen doors
- Ducted heating and cooling
- Remote double garage with internal access and storage.
- Eco-friendly water tank plumbed to the WCs
- Low maintenance grassed backyard

3 BED | 2 BATH | 2 CAR

PRICE:
\$819,000

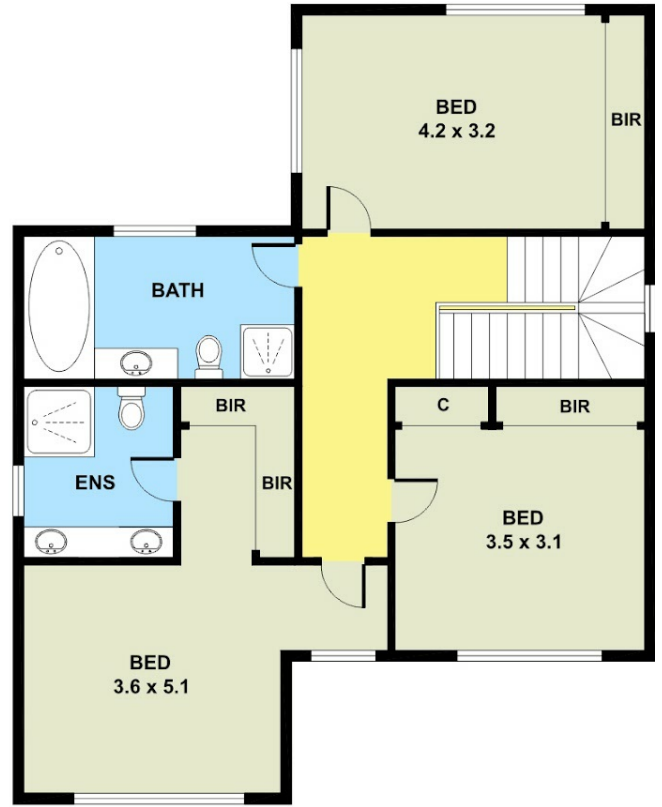
OPEN FOR INSPECTION:
N/A



Walter Pereira
0413927784
walter@atrealty.com.au
www.atrealty.com.au



GROUND FLOOR



FIRST FLOOR

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.