



FOR SALE

2ND CHANCE, ALL WRITTEN OFFERS PRESENTED

THE SELLERS ARE ON THE MOVE AND WANT THIS HOME SOLD... It's all about presentation, position and a well priced property - 26 San Javier Circle has it all. Located in the highly regarded 'Lagoon' area of Secret Harbour this huge home provides spacious accommodation for all the family, with options for multi generational living. It boasts 3 separate living areas, 4 bedrooms, 3 bathrooms, a study/home office and additional activity room and it doesn't stop there ! The alfresco entertaining space is enormous and includes a huge patio with built in bar and sparkling below ground swimming pool, a perfect entertaining space for all year round.

Accommodation briefly comprises;

- *Double door entry from front porch
- *Large study/home office, perfectly positioned for those that work from home
- *First of 2 master bedrooms with spacious walk in robe & en-suite spa bathroom
- *Formal lounge room at front of property, freshly re -painted with new carpet
- *Elegant formal dining room with new carpet and access to private courtyard area
- *Stunning open plan casual living area with feature gas log fire
- *Fully renovated kitchen with granite bench-tops, soft closing cabinetry & quality appliances
- *Additional activity room with built in storage & desks
- *Separate large family/theatre room with double doors, perfect for relaxing evenings at home
- *Second master bedroom with fantastic modern en-suite and triple built in robes
- *2 further double bedrooms, each having walk in robes
- *Renovated family bathroom with corner bath and separate WC
- *Practical laundry is located off the well appointed kitchen

The property also benefits from;

- *Solar panels to keep those energy bills down
- *Ducted air conditioning throughout and gas log fire to main living area
- *NSW Blackbutt solid timber flooring
- *Built in bar in patio area
- *Extra large double remote garage with store area
- *Fully reticulated from bore
- *Approx 279sqm of internal living space

4 BED | 3 BATH | 2 CAR

PRICE:
\$595,000

OPEN FOR INSPECTION:
N/A



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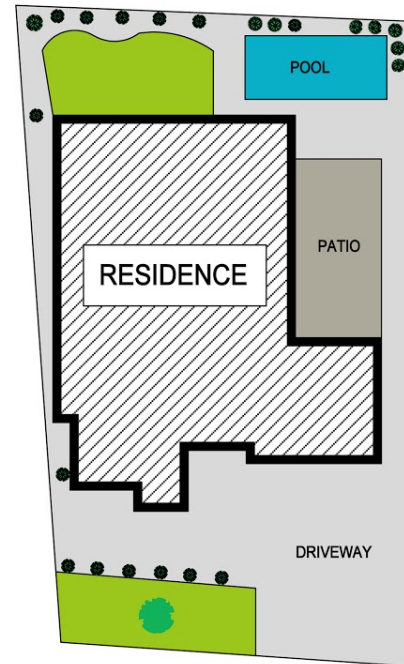
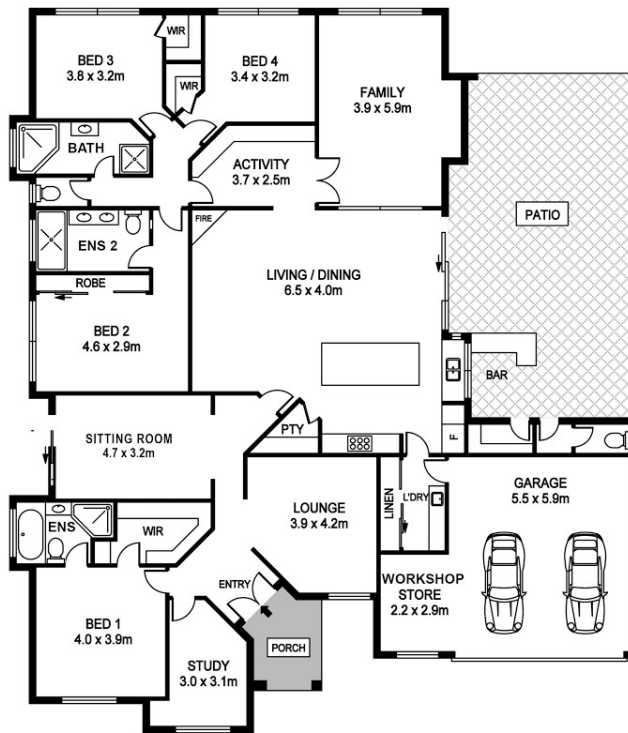
26 San Javier Circle SECRET HARBOUR

Block Size 754m² | 4 Bedrooms | 3 Bathrooms | 4 W.C | 2 Car

Internal 279.2m² | External 98m² | Total 377.2m²



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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for error, omission or mis-statement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser. The services systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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.

