



# SOLD

## COUNTRY STYLE LIVING... ON 1000M2 BLOCK

So much bang for your buck!

The minute you walk in the door you will feel right at home, with the cathedral ceilings, large lounge room and the brick fireplace for those chilly nights. The kitchen has been renovated with style and class and comfort, everything is right at hand and has a dishwasher to top it off to make your life easy.

The main bathroom has had a makeover and is ready for the family.

The master bedroom is super large with a sliding door that opens onto the entertaining area, so you can slip out for a dip any time you please.

Your family and friends will love socialising with you, as the entertainment area is large enough to fit any size party, which is overlooking the beautiful salt water pool to make you feel like you are in paradise.

To complete this package 9m x 6.5m titan man cave, with a carport to fit 2 cars. The side access has a remote security gate to keep all your "big people" toy's safe and secure. Beyond the secure backyard is access to the walking tracks that surround the area, with the views of the bushland setting from the entertainment area which is breathtaking.

The feature of this beautiful paradise home includes but not limited to;

- \* Lowset colonial home with wrap around verandas
- \* North facing aspect.
- \* Freshly painted outside.
- \* New Colourbond roof
- \* Three large bedrooms all with ceiling fan, 2 with R/C airconditioners
- \* Main bedroom with walk-through wardrobe and sliding door onto the entertaining area.
- \* Large lounge room with brick fireplace
- \* Massive inground salt water swimming pool with built-in spa and brand new chlorinator.
- \* 9m x 6.5m Titan Shed/Mancave, 4 car accommodation carport.
- \* Low maintenance gardens.
- \* Vege garden, mango, lime, mandarin & avocado trees.\* Low maintenance gardens.
- \* Even room for the chooks

Plus, much, much more.

Inspection is a must, as there is more than meets the eye.

3 BED | 1 BATH | 0 CAR

PRICE:  
\$450,000

OPEN FOR INSPECTION:  
N/A



**Roz Abrahams**  
0413070707  
roz@atrealty.com.au  
[www.atrealty.com.au](http://www.atrealty.com.au)



**Approx Sqm**  
 Inside Areas - 160.5Sqm  
 Outside Areas - 119.9 Sqm  
 The Total Areas - 280.4 Sqm



### 88 Parkroyal Crescent, Regents Park

Whilst every attempt has been made to ensure the accuracy of the floorplan shown, all measurements, positioning, fixtures, fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale. No responsibility is taken for any error, omission, miss-statement or use of data shown.

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.