



**SOLD**

## THE PERFECT FAMILY PACKAGE IN TEMPLETON SCHOOL ZONE

Positioned in a lovely street this well-presented family residence utilises the space to define private outdoor entertaining areas with a spacious, family-friendly floorplan.

Offering nothing but superb outdoor and indoor spaces for the whole family to enjoy, including a light-filled formal lounge and dining/study area. The large open plan kitchen meals acts as a wonderful hub for everyday living and entertaining and the generously proportioned separate media/rumpus room will comfortably accommodate the whole family.

Boasting 4 robed bedrooms, master with full ensuite and walk-in robe. Sparkling salt chlorinated inground pool surrounded by Merbau decking and much more. Superbly equipped with a long list of extras such as ducted heating, refrigerated central cooling, 24 solar panels plus an oversized double garage.

Representing an unbeatable family lifestyle, moments from Wantirna College, Westfield Knox Shopping Centre, Templeton reserve, buses and easy access to Eastlink.

CALL BILL NOW ON 0419514276 FOR INSPECTION TIMES

**4 BED | 2 BATH | 2 CAR**

**PRICE:**  
\$1,212,000

**OPEN FOR INSPECTION:**  
N/A



**Bill Katsoulis**  
**0419514276**  
billkatsoulis@atrealty.com.au  
[www.atrealty.com.au](http://www.atrealty.com.au)



76 Raheen Avenue, Wantirna



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 any error, omission, or mis-statement. This plan is for illustrative purposes only and should 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.