



# FOR SALE

## SOLD BY ROBYN WIGMORE!

Lovingly built and maintained to perfection by the one owner, this beautiful property is one of a kind. Situated at the end of a quiet, leafy cul-de-sac and backing reserve, it offers the lifestyle you have probably only dreamed of - you will love having a spacious, immaculate home, a wonderful blend of tropical gardens, usable land for kids to play, bushland for native wildlife and even a man-shed thrown in for good measure!

### Property Features Include:

- Designed and built in 2006 – beautifully presented for its first sale in 2015!
- Parent retreat separated from other 3 bedrooms – ideal for families with teenagers
- 1Ha of land – mixture of bushland, gardens & grassy expanses
- 6mx 9m shed with power
- 22,500L water tank with pump – great for car washing & gardens

### Upstairs:

- Formal living area wired with surround sound
- Informal living/dining room with split system air conditioner
- Spacious deck – surround sound speakers wired to deck as well
- Expansive modern kitchen, walk in pantry, s/s appliances
- Large master suite with walk in robe and air con
- Stylish ensuite with double vanities & spa bath
- Separate powder room with vanity – great for guests
- Double auto garage with internal access

### Downstairs:

- 3 queen sized bedrooms, all with built-ins
- Rumpus room/media room with block out blinds for family movie nights
- Main bathroom plus separate toilet
- Excellent laundry with good storage & folding bench
- Under croft with extraction fans – great wine cellar

### Fantastic Location:

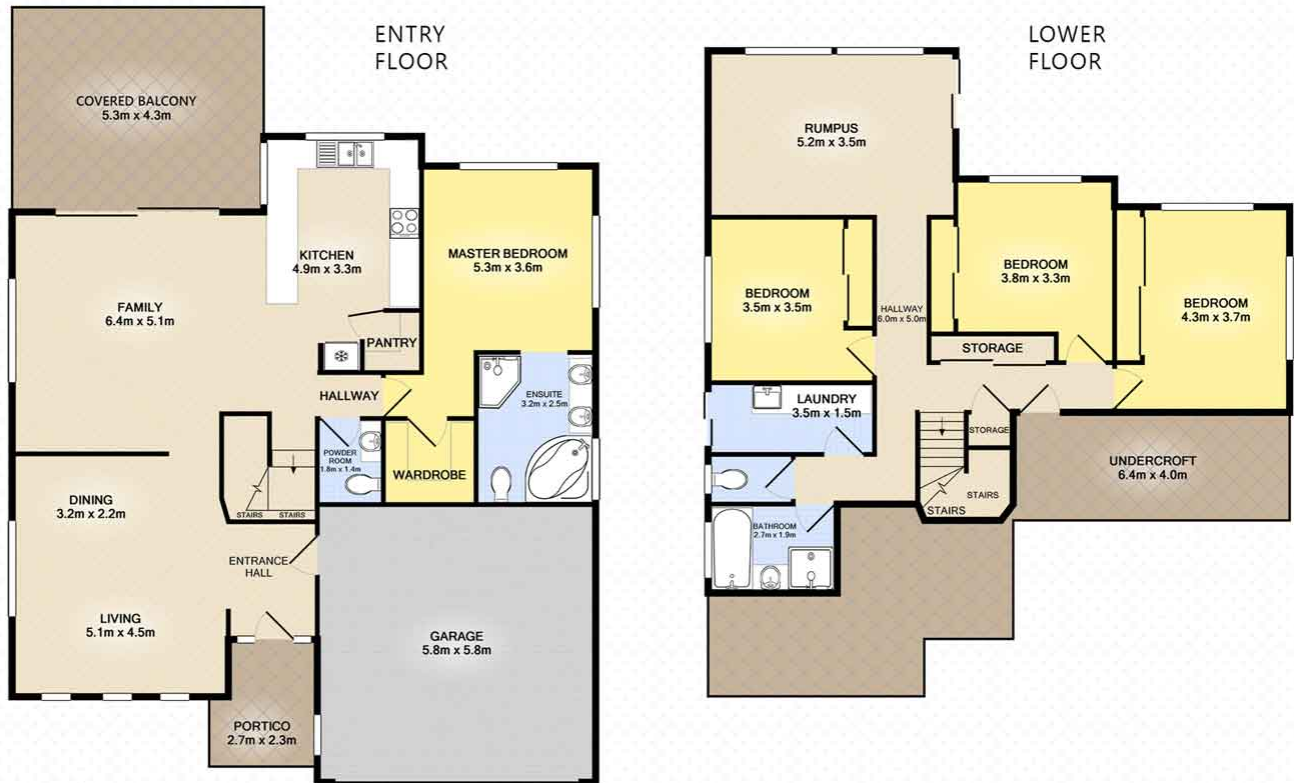
4 BED | 2 BATH | 4 CAR

PRICE:  
\$729,000

OPEN FOR INSPECTION:  
N/A



**Robyn Wigmore**  
robyn.wigmore@atrealty.com.au  
[www.atrealty.com.au](http://www.atrealty.com.au)



**REAL ESTATE FLOOR PLANS | houseguru.com.au**

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. Made with Metropix ©2015

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.