

15/70 LITTLE RIVER ROAD BRAIDWOOD



FOR SALE

LIVE IN LUXURY: 3 BR HOME IN BRAIDWOOD WITH DOUBLE GARAGE & ECO-FRIENDLY FEATURES!

A beautifully presented home, designed to be a spacious, liveable Braidwood home all year round.

Take advantage of the passive solar build and a 6.6kW solar system with grid feed-in to cut power costs.

- * 3 bedroom, 2 bathroom and 2 car accommodation
- * 5000 litre rainwater tank means no water usage charges to the resident
- * 9 foot ceilings with zoned ducted air-conditioning
- * Electric appliances throughout covered by your own solar power as much as possible
- * Kitchen with softclose drawers/cupboards and smartstone benches
- * The owners have added a back patio and a timber deck including a BBQ area.
- * Very low maintenance garden with watering system in place
- * Own a share in the outstanding community facilities including -
 - Indoor heated pool - Gym - Clubhouse - Visitors Unit
 - Arts and craft centre - Community vegetable garden

3 BED | 2 BATH | 2 CAR

PRICE:
\$825,000

OPEN FOR INSPECTION:
N/A

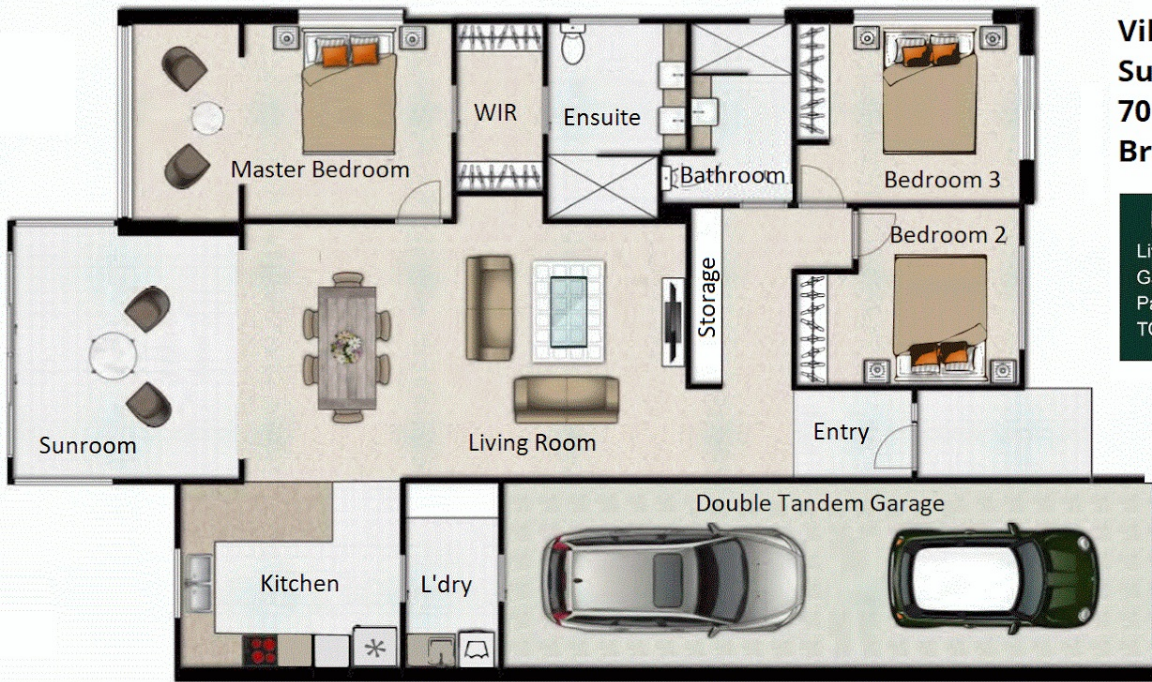


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**Villa 15
Summerfield
70 Little River Rd
Braidwood**

NET AREAS

| | |
|--------------|---------------|
| Living | 134 m2 |
| Garage | 36 m2 |
| Patio | 17 m2 |
| TOTAL | 187 m2 |

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.