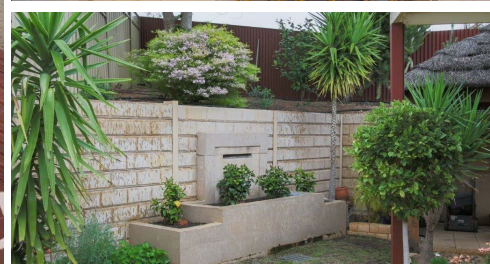
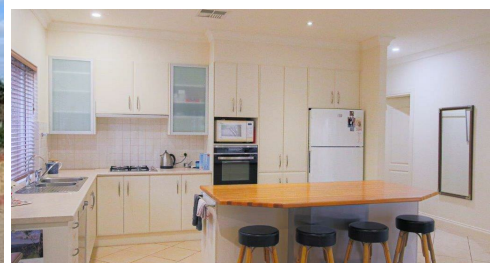


16 EDWARDS CRESCENT WAIKERIE



FOR SALE

PREMIUM HOME QUIET LOCATION !

This open living 3-bedroom 2 bathroom home, constructed in 2005, was carefully planned to be easy care with a focus on a relaxed lifestyle and entertaining.

The main living areas and wet areas are tiled, while the bedrooms and formal lounge are carpeted wall to wall.

The Island kitchen enables plenty of cupboard and bench space while allowing easy traffic flow. This space has plenty of room to accommodate Gas Cooktop, wall oven, Dishwasher Microwave, and large Refrigerator. Rainwater is delivered at the kitchen sink through a pump/filtration system.

Features are;

- 9 ft Ceilings feature throughout the home.
- LED downlights providing energy efficient exceptional lighting.
- 3 phase ducted reverse cycle air conditioning system with zoning throughout.
- Masport slow combustion heater in the living area ducted to the main bedroom
- Gas Instantaneous Hot Water, with individual temperature controls in kitchen, bathroom and ensuite.
- Gas, also plumbed throughout for the additional heating options in the living area, formal lounge and also to the outdoor Entertaining Area for the BBQ.
- Double garage under the main roof with automatic roller door at the front with a single roller door giving access to the back yard.
- 5Kw solar system has been installed by the vendors to assist with electricity costs.
- Low maintenance lawn and garden areas all watered with fully automated irrigation system.
- Fully fenced rear yard with Bali hut barbeque area and paved pergola area complete with lights and power.

The garage has an internal access door to the home, so no more getting out in the rain, and with generous 2400mm door height will house most vans or a boat. This home is practical, and quality built, its ready to sell so be quick to make this your new home.

RLA 269823

3 BED | 2 BATH | 2 CAR

PRICE:
\$425,000

OPEN FOR INSPECTION:
N/A



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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.

16 Edwards Crescent, Waikerie