

## FOR SALE

### FINE FAMILY LIVING, SUPERB LOCATION, LARGE BLOCK

Situated in a much sought after area, 84 Greenmount Avenue on a 675sqm block, has been modified and renovated with a young growing family in mind. Located in Holland Park just 7km from the city with the bus stop just a short stroll away, this family home that backs directly onto the sports fields of Cavendish Road High School meaning your week-ends spent in the backyard with the children or entertaining will always be private and quiet.

This beautifully presented family home will impress you with the attention to detail. From the stone bench tops (which are through the large pantry and coffee machine area), the double oven, the extra wide benches in the kitchen perfect for entertaining, the study area, walk through robe and ensuite, sunken lounge, games room with the entertainers deck which overlooks the large back yard, the front deck which has plenty of room for the children to spread out and play, the beautifully polished floors, to the home being fully fenced and with an automatic driveway gate. This home will not last long.

Other features include air conditioning and fans throughout, ornate ceilings, 3 secure car accommodation, 3 bedrooms with robes + 1 sleepout, 2.5 bathrooms (one includes a bath for the kids), water tank, easy walk to the local shops and restaurants and in the catchment area for Cavendish Road High School.

This family home will not last long. Call Adrian for a private inspection or attend the open house this Saturday.

3 BED | 2 BATH | 3 CAR

#### PRICE:

Offers over \$790,000

#### OPEN FOR INSPECTION:

N/A



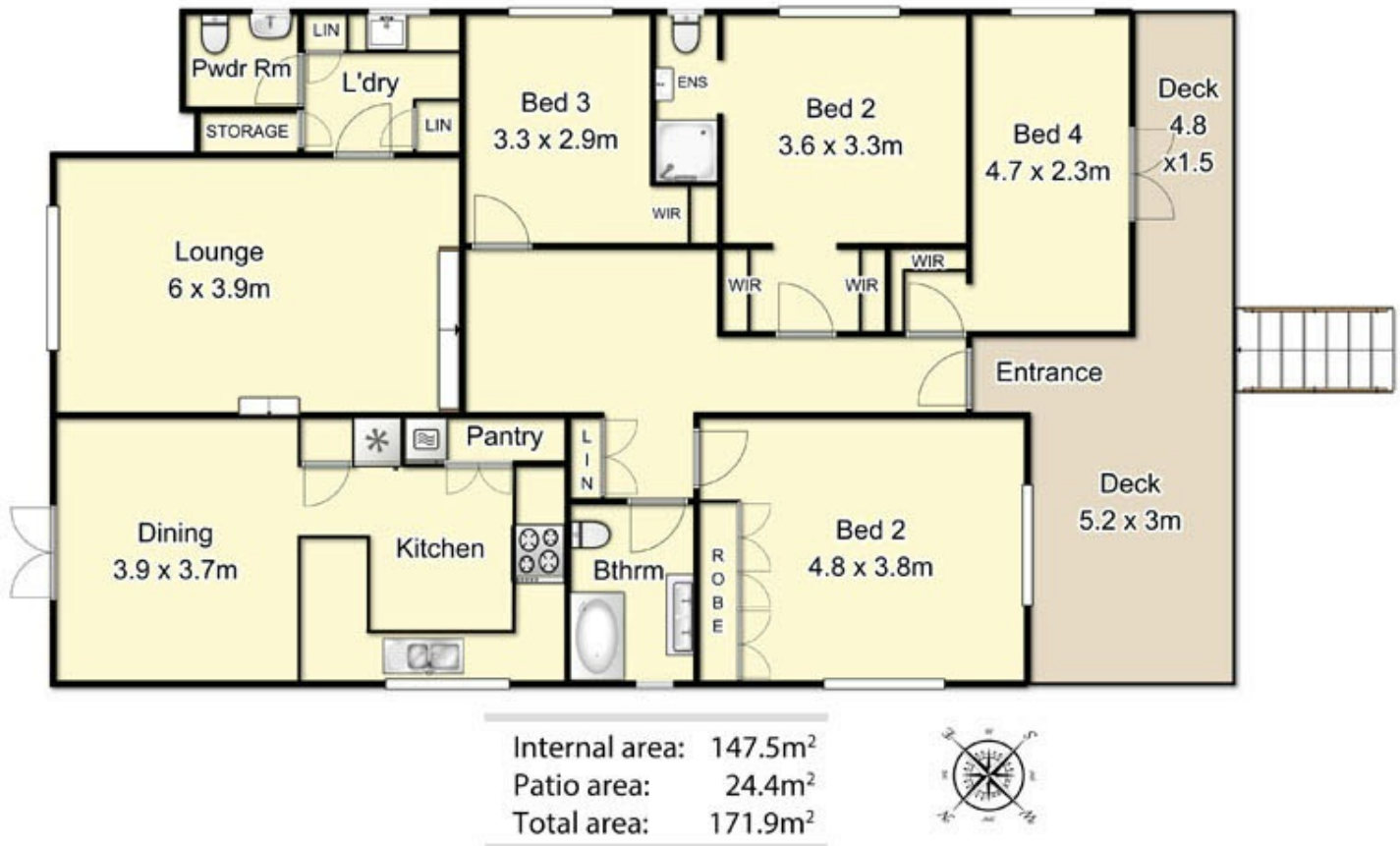
**Adrian Matthews**

**0403171644**

[adrianmatthews@atrealty.com.au](mailto:adrianmatthews@atrealty.com.au)

[www.atrealty.com.au](http://www.atrealty.com.au)

## 84 Greenmount Ave, Holland Park



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.