



SOLD

**GIVE YOURSELF A CHRISTMAS PRESENT.
CONTRACT CRASHED . CAN BE YOURS SUIT A
LANDLORD OR OWNER OCCUPIER.**

You have the opportunity of being an Owner occupier or a Landlord. This property need to be inspected. Boasting a light-filled modern layout with a focus on low-maintenance, this single-level home has everything families desire. Nestled in a vibrant community with great access to amenities, there is also brilliant appeal for investors seeking a readymade portfolio addition!

Tiled floors and a neutral palette bring broad appeal to the spacious interior with great versatility over the single level layout; a spacious family room plus an open-plan living and dining both enjoying good natural light. Occupying a well-scaled footprint, the kitchen offers plenty of storage alongside stainless appliances and wrap-around bench space topped in stone; a handy breakfast bar ideal for family life.

Glass sliders flow to an outdoor entertaining area where hosting family and friends is easy and there is direct flow into the backyard; fenced and offering good easy-care appeal along with safe space for children and pets to play.

Four bedrooms make up the formal accommodation with each including built-in wardrobes. The master has the added benefit of a walk-in robe and contemporary ensuite with good vanity storage whilst the family are well-served by a contemporary bathroom with separate bath. Additional features include a separate laundry, good linen storage and single garage.

Enhancing appeal is a location that delivers everything required for easy living; shops and transport nearby with both primary and secondary schooling within walking distance! In addition there is fabulous investor appeal with a current tenancy in place until April 2023.

- Contemporary single-level within vibrant community
- Open-plan, air-conditioned living and dining plus separate family room
- Modern kitchen with great storage, stainless appliances and stone
- Covered alfresco flowing to fenced, low-maintenance backyard
- Four built-in bedrooms; master including walk-in robe and ensuite

4 BED | 2 BATH | 1 CAR

PRICE:
\$499,000

OPEN FOR INSPECTION:
N/A



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4 Bedrooms, 2 Bathroom, 2 Toilets, 1 Car Garage

Floor Space: 160m² Approx



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 misstatement. This plan is for illustrative purposes only and should be used as such by any prospective tenant or owner. 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.