

## FOR SALE

### IMPRESSIVE 4-BEDROOM HOME WITH SOLAR POWER & PRIME LOCATION!

Welcome to 4A Stroud Street, Clearview – a modern and spacious family home, perfectly positioned in a sought-after, convenient location. This property offers everything you need for comfortable living, with a bright and inviting layout that is sure to impress.

#### Property Features:

- 4 Bedrooms – Generously sized rooms, beds 1,2 & 4 with built-in wardrobes, offering ample space for growing families or those in need of extra room.
  - 2 Bathrooms – Including a master ensuite, plus a family bathroom with contemporary fixtures.
  - Open Plan Living – Spacious lounge and dining area, creating a warm and inviting atmosphere that flows seamlessly into the outdoor entertaining area.
  - Modern Kitchen – Equipped with quality appliances, plenty of storage, and a breakfast bar – ideal for preparing family meals or entertaining guests.
  - Single-Car Garage – Secure parking with internal access, plus additional driveway space for convenience.
  - 5.5kW Solar System – A significant bonus that helps reduce electricity costs and supports sustainable living.
  - Low Maintenance Yard – A neat and tidy backyard that's perfect for outdoor enjoyment, with enough space for children to play or to host family BBQs.
- Location:**
- Close to Public Transport – Enjoy easy access to bus and train routes, making commuting a breeze.
  - Nearby Parks & Schools – Ideal for families, with local parks and quality schools just a short distance away.
  - Shopping & Amenities – Conveniently located near local shopping centres, cafes, and dining options for all your daily needs.
- This property offers an ideal blend of style, functionality, and location. Whether you're a first homebuyer, growing family, or savvy investor, 4A Stroud Street, Clearview presents an outstanding opportunity in today's market.
- Other Features:**
- modern kitchen with Gas cook top
  - ducted R/C A/C

4 BED | 2 BATH | 2 CAR

#### PRICE:

SOLD Awaiting Settlement. More properties wanted.

#### OPEN FOR INSPECTION:

N/A

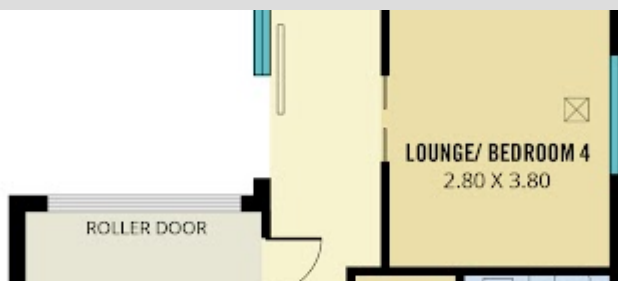


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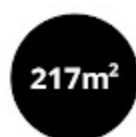


Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.

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**@realty**



**TOTAL**



Living



Shed



Garage



Porch



Alfresco



Scale in metres. This drawing is for illustration purposes only. All measurements are approximate and details intended to be relied upon should be independently verified.

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