



# FOR SALE

## DUAL LIVING LUXURY IN BOOMING CLYDE NORTH

Welcome to 20 Thulian Street, Clyde North, a beautifully designed Metricon-built home (approx. 1.5 years old) in the highly sought-after Orana Estate. With a brand-new shopping centre coming soon, this is an incredible opportunity to secure a stylish and spacious home in a thriving community.

### Key Features:

- Master bedroom with ensuite & walk-in robe – a private retreat for ultimate comfort
- Two additional bedrooms with walk-in robes – offering ample storage and space
- Large fourth bedroom with double doors – can easily be converted into a home theatre, providing flexible living options
- Two spacious living areas – perfect for family relaxation and entertainment
- One living area ideal for a home office – featuring a large window that allows plenty of natural light, perfect for those working from home
- Modern kitchen & dining – featuring a 900mm gas cooktop, oven, dishwasher, stone bench top, and ample storage, seamlessly connecting to the dining area
- Separate laundry area – providing extra convenience and storage
- High ceiling – creating an airy and open feel throughout
- Quality flooring throughout – stylish and low-maintenance design
- Double sliding doors – seamlessly connecting the main living area to the outdoor space
- Outdoor entertainment area – beautifully decked, perfect for hosting guests
- Good-sized backyard – ideal for kids to play or for family gatherings
- Ducted heating – ensuring year-round comfort
- Double garage – secure parking with internal access
- Approx. 1.5-year-old home – offering contemporary living in a premium estate

Located close to parks, schools, and future shopping amenities, this home is ideal for families, professionals working from home, or investors looking for a high-quality, well-designed property with plenty of versatile living options.

Don't miss out on this chance to own a piece of paradise in Clyde North. Contact Kul Pathania at 0406606600 now to schedule a viewing and experience the magic of this property for yourself.

4 BED | 2 BATH | 2 CAR

### PRICE:

\$699,000 - \$759,000

### OPEN FOR INSPECTION:

N/A



**Kul Pathania**

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## FLOOR PLAN

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.