



# FOR SALE

## SPACIOUS, SUNNY & SERENE!

I'm a warm and welcoming 4-bedroom home, designed for comfortable family living and effortless entertaining.

Nestled in the heart of the sought-after Rowsdale subdivision, I sit proudly in a quiet cul-de-sac, just moments from beautiful parks and reserves perfect for families who love the outdoors.

Step inside and discover my open-plan kitchen, dining, and spacious family room, where seamless indoor-outdoor flow leads to a beautifully established garden and a covered alfresco area - ideal for entertaining or unwinding in total privacy. Need extra space? I also offer a completely separate lounge, perfect for cosy movie nights, with a ranchslider opening to a covered courtyard that connects to the family room - creating the perfect setting for large gatherings.

My master suite is a true retreat, featuring a walk-in wardrobe, ensuite, and a private ranchslider opening to the back garden - your own peaceful escape.

With internal access from my double garage and plenty of off-street parking for extra vehicles, a boat, campervan, or caravan, there's space for everything. North-facing, I soak up the sun and stay comfortable year-round, thanks to my heat pump and retrofitted double glazing in the bedrooms.

Lovingly maintained by the same family since new in 2005, I can't wait to welcome my next owners!

Be quick! My owners are relocating to be closer to family and have already made an offer on their new home - they're ready to move!

Come and see for yourself - call now to avoid missing out!

**4 BED | 2 BATH | 2 CAR**

PRICE:  
Price by Negotiation

OPEN FOR INSPECTION:  
N/A



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