



## FOR SALE

### CALIFORNIA DREAM

Discover the epitome of spacious family living in this impressive 239 square meter residence, perfectly positioned in the sought-after Lytton West area of Gisborne. This meticulously maintained four-bedroom home offers the perfect blend of comfort and functionality across its expansive floorplan.

Step inside to experience a home that truly understands modern family needs. The thoughtfully designed layout showcases four generously sized bedrooms, complemented by two well-appointed bathrooms, ensuring comfortable living for the whole family. Built-in wardrobes in the bedrooms provide ample storage solutions, while the ducted vacuum system makes maintaining your immaculate home a breeze.

Notable features include:

- Four spacious bedrooms with built-in wardrobes
- Two well-appointed bathrooms
- Modern kitchen with dishwasher
- Ducted vacuum system throughout
- Air conditioning for year-round comfort
- High-speed broadband connectivity
- Double garage with secure parking for two vehicles

The outdoor space is equally impressive, with the property sitting on a generous 818 square meter block. This provides ample room for outdoor activities, gardening enthusiasts, or future improvements to create your dream outdoor entertainment area.

Located in the family-friendly suburb of Lytton West, this property offers the perfect balance of peaceful suburban living while remaining connected to essential amenities. The double garage provides secure parking for two vehicles, adding both convenience and security to this already impressive package.

Whether you're looking to establish your family in a spacious, comfortable home or seeking a property that combines modern conveniences with room to grow, this Joshua Lane residence ticks all the boxes. The thoughtful combination of practical features, generous proportions, and prime location makes this an opportunity not to be missed in the Gisborne property market.

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

**PRICE:**  
**Auction**

**OPEN FOR INSPECTION:**  
**May 4 at 2:00pm - 2:30pm**



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