

SOLD

WATAGAN PARK BEAUTY! MODERN 4 BEDROOM HOME!

Nestled in the serene foothills of the Watagan Mountains, this impressive four-bedroom family haven on Carroll Circuit presents an exceptional opportunity to secure your slice of Cooranbong's most sought-after locale. The harmonious blend of modern comfort and natural surroundings creates an enviable lifestyle opportunity that's simply too good to miss.

Set on a generous 513.7m² block, this thoughtfully designed residence showcases modern living at its finest. The home's practical layout incorporates four well-appointed bedrooms, two modern bathrooms, and a double remote-controlled garage, providing ample space for the growing family.

Indoor comfort is assured year-round with a comprehensive climate control system featuring reverse cycle air conditioning, ducted heating, and cooling. The home's energy efficiency is enhanced by solar panels, contributing to reduced utility costs while supporting sustainable living.

The heart of the home reveals a modern kitchen equipped with quality appliances, including a dishwasher, making entertaining a breeze. Each bedroom features built-in wardrobes, offering abundant storage solutions throughout.

Outdoor living is a true highlight with multiple entertainment zones including:

- Spacious entertaining area perfect for year-round gatherings
- Inviting balcony offering peaceful views
- Fully fenced yard providing security and privacy
- Beautifully maintained gardens with scope for personal touches

Located in the rapidly growing Cooranbong community, this property benefits from the area's extensive development plans. The upcoming Town Centre, scheduled for completion in late 2025, will deliver premium shopping convenience with a Woolworths supermarket and 23 specialty stores just moments away.

Educational excellence is at your doorstep with multiple options including:

- Cooranbong Public School

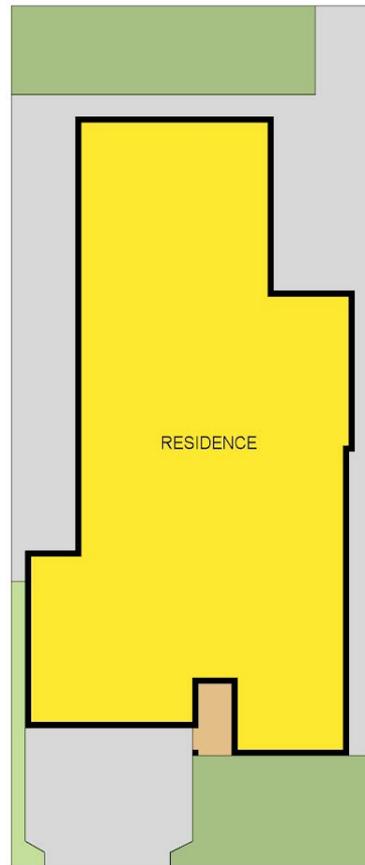
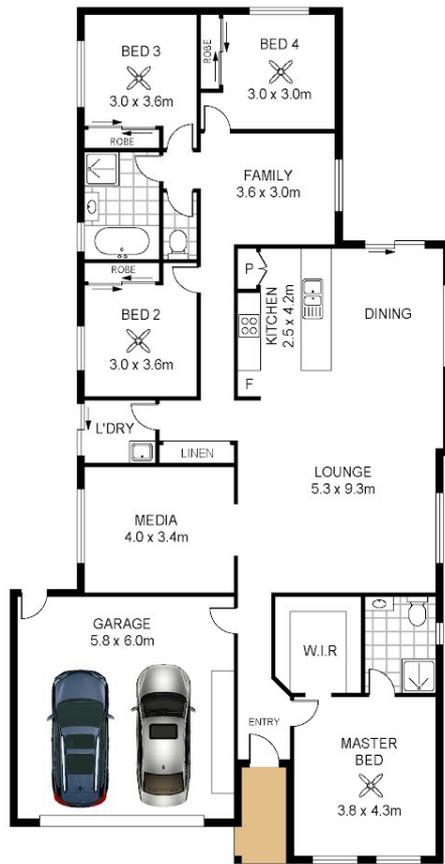
4 BED | 2 BATH | 2 CAR

PRICE:
\$880,000

OPEN FOR INSPECTION:
N/A



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16 Carroll Circuit
Cooranbong



Total Internal Floor Area: 200 sqm

Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries



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.