



## FOR SALE

### A WELCOMING 50S+ COMMUNITY WHERE LIFE FEELS EASY

When was the last time a home felt easy and life felt full again?  
Not rushed.  
Not complicated.  
Just comfortable, social, and calm.

At 4 Harlequin Avenue, inside the welcoming Antegra Over-50s Community, this is where days find a better rhythm.

Mornings might start with a coffee and the paper.  
Mid-mornings could mean a stretch at the Wellness Centre or gym.  
Afternoons often drift into a chat at the Clubhouse, a game on the bowling green, or a movie night in the cinema without ever needing to leave your community.  
This isn't about downsizing your life.  
It's about freeing it up.

The home itself is calm, practical and easy to love:  
\* 3 generous bedrooms — space for visiting family, hobbies or a quiet office  
\* 2 modern bathrooms — no stairs, no stress  
\* Double garage — secure parking plus storage  
\* Low-maintenance design — less upkeep, more living

Natural light fills the open living spaces, made for everyday comfort and relaxed entertaining.  
Step outside to your private courtyard ideal for pot plants, a book, or a quiet glass of wine as the day winds down.

Life at Antegra is about connection without pressure:  
Here, neighbours become friends at your own pace.  
✓ The Clubhouse for social events, coffee mornings and catch-ups  
✓ The Wellness Centre & gym to stay active and independent  
✓ The bowling green for friendly competition  
✓ A private cinema for movie nights close to home  
✓ A games room for cards, laughs and community fun

3 BED | 2 BATH | 2 CAR

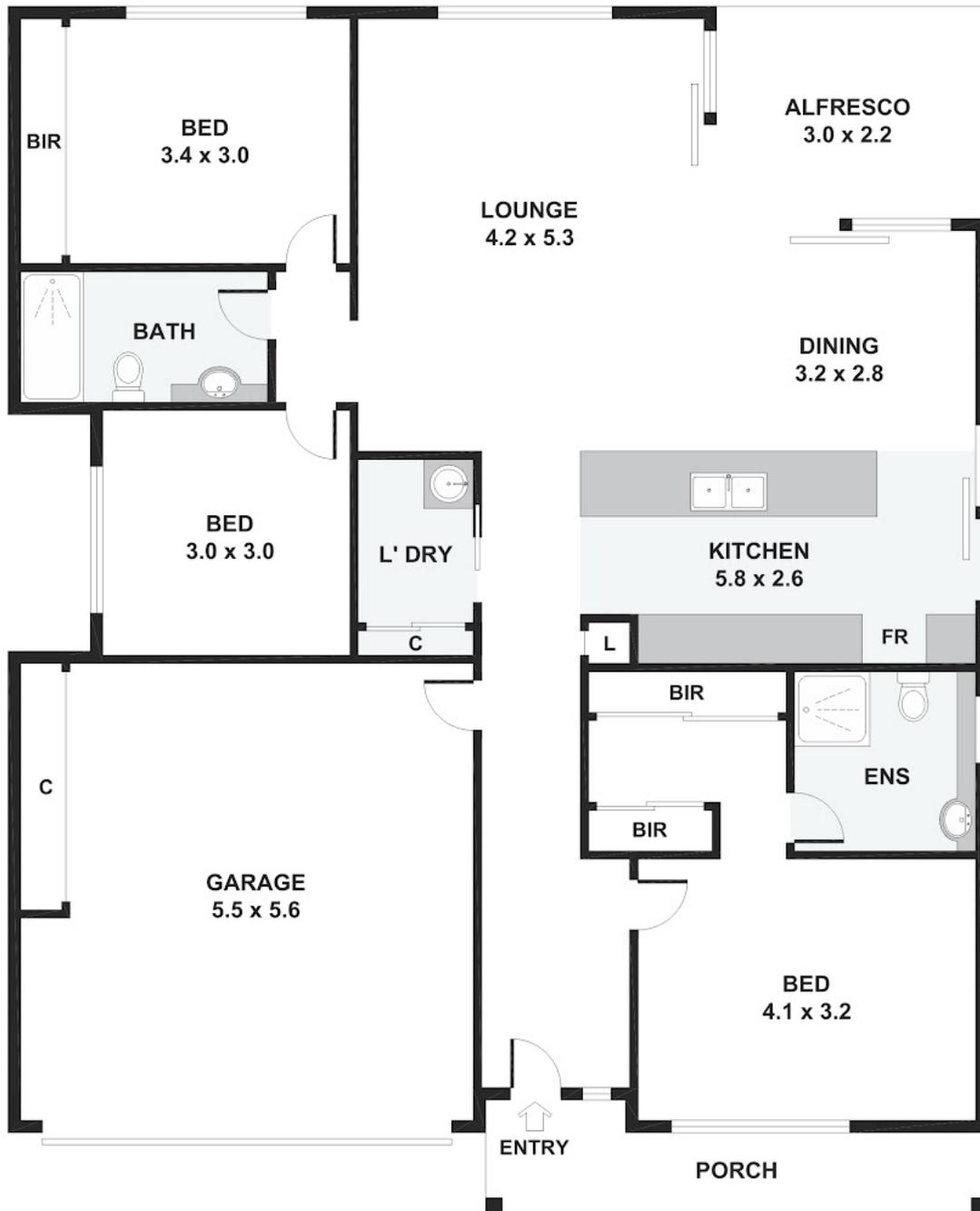
PRICE:  
Price Guide \$925,000

OPEN FOR INSPECTION:  
N/A



**Natasha Williams**  
**0449281201**  
natasha@atrealty.com.au  
[soldindilly.com.au](https://soldindilly.com.au)

# 4 Harlequin Avenue, Leppington



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.

Please note: All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent.