



**SOLD**

## SPACE FOR ALL THE TOYS

Sitting proudly on a sunny corner section, this classic 1950s brick home combines a sturdy build with everyday convenience. Ideally positioned close to both Sunnyvale Community Centre and the Green Island precinct with its wide range of shops, eateries and services, the location alone makes this property an easy choice for buyers. Further motivation for purchase will be the single garage, double carport, and plenty of parking for a caravan, boat and trailer. Comfort and efficiency are also taken care of with ceiling and underfloor insulation, some wall insulation, a DVS system, pellet fire, and solar panels keeping energy costs down.

Walk along the path to the front door, or veer left to the semi-enclosed outdoor room that extends your living space and has been the heart of many family gatherings and good times over the past 20 years for the current owners. From here, a sliding door opens into the living room and modern kitchen. Off the kitchen, you'll discover a theatre room complete with a professional sound system. Movie buffs will love it, but it also works as a fourth bedroom if needed.

One of the three bedrooms has a built-in wardrobe, and the bathroom, along with other areas of the home, has been freshly painted.

Outdoors, the section offers a fantastic play space for kids and dogs alike.

This home has stood the test of time, combining a durable, classic build with the features today's buyers appreciate. From entertaining in the outdoor room, to enjoying movie nights in the theatre, or making full use of the space for all your toys, this is a property that needs to be viewed.

**3 BED | 1 BATH | 3 CAR**

**PRICE:**  
**\$545,000**

**OPEN FOR INSPECTION:**  
**N/A**



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