



# FOR SALE

## NEAT AS A PIN

Positioned in a peaceful, leafy crescent away from the everyday hustle, this spacious family home delivers the perfect balance of comfort, functionality and lifestyle. Designed with families in mind, the home offers three generously sized bedrooms, serviced by a convenient two-way bathroom that enhances both privacy and practicality.

At the heart of the home is the expansive open-plan living and dining area, seamlessly connecting to a modern kitchen. Dual sliding doors open to both the side and rear gardens, creating effortless indoor-outdoor flow and making entertaining a breeze.

Additional features include a secure lock-up garage with internal access, air-conditioning living area for comfort.

Outside, you'll find a fantastic yard with plenty of space for children to run and play — ideal for growing families or those who simply appreciate room to move.

Thoughtfully maintained and beautifully presented, this home offers warmth, space and lifestyle in equal measure.

Secure your future in a location you'll love – contact me today to arrange your inspection.

### Disclaimer:

We have in preparing this advertisement used our best endeavors to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this advertisement. Some or all photos may be enhanced in the advertisement. Any floor plan or map provided is indicative only and not to scale.

3 BED | 1 BATH | 1 CAR

### PRICE:

Under Contract

### OPEN FOR INSPECTION:

N/A



**Tony Brown**

**0418961500**

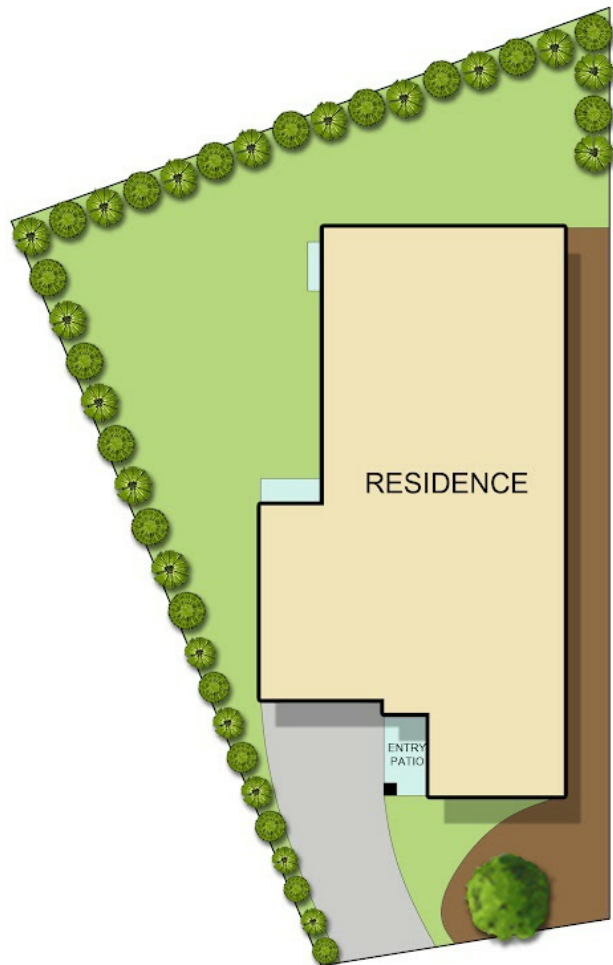
tonybrown@atrealty.com.au

[www.atrealty.com.au](http://www.atrealty.com.au)

**CONTACT:**  
**TONY BROWN**  
 tonybrown@realty.com.au  
 0418 961 500  
 @realty



FLOOR PLAN



SITE PLAN

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.

All buyers must do their own investigations into the accuracy of these plans.