

## FOR SALE

### STUNNING OVER 50'S LIVING. PREPARE TO BE IMPRESSED

This isn't just another villa – it's your gateway to the ultimate lifestyle in one of Eagleby's most sought-after over 50's locations.

Nestled on a generous corner block, this impressive 3-bedroom, 2-bathroom villa offers the perfect blend of luxury living and practical convenience.

The thoughtful design maximises both comfort and functionality throughout its well-appointed interior. The hub of the home is definitely the superb designer kitchen encompassing a huge display of drawers, massive bench space, electric appliances, generous pantry, wide fridge space and dishwasher.

Slate flooring adds an extraordinary style to the open plan living space while the black ceiling fans provide an elegance rarely seen.

Beautifully presented large bathrooms and stylish laundry fit-out complement this outstanding package.

Just a few of the additional features on offer here;

- Walk in robe to master bedroom
- Built in wardrobes to 2 bedrooms
- Remote-controlled tandem garage (room for 2 cars)
- 3 split system air conditioners
- Private outdoor entertaining space with extendable awning
- Integrated sound system
- Water temperature controller
- Downlights throughout
- Window awnings
- Security screens and doors
- Side access for boat or trailer
- Fully fenced
- Gas hot water
- Garden shed

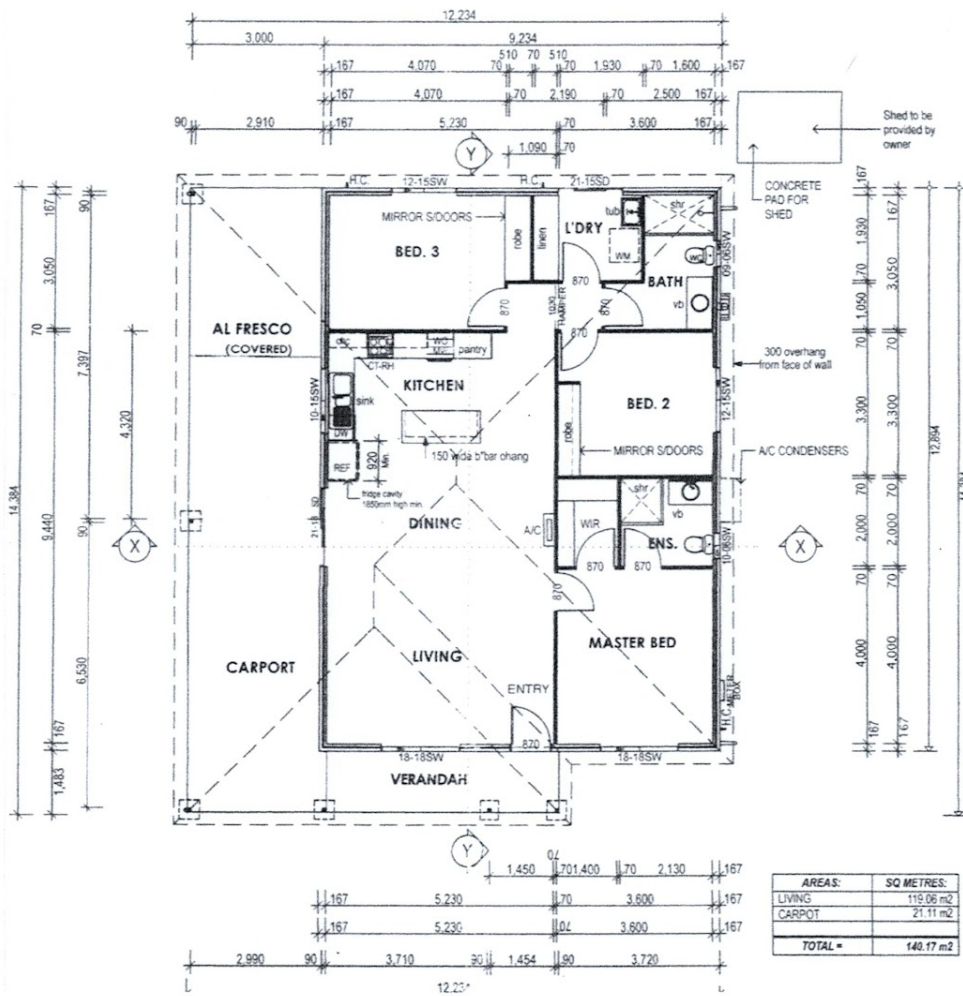
3 BED | 2 BATH | 2 CAR

PRICE:  
Offers over \$625,000

OPEN FOR INSPECTION:  
N/A



**Vicki Cunningham**  
**0466895574**  
cunningham@atrealty.com.au  
[www.atrealty.com.au](http://www.atrealty.com.au)



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.