



17 Serovich Street, Austral

## +Brand New Family Home with Flexible Living

Be the first to enjoy this beautifully finished, brand-new home that has been thoughtfully designed to suit modern family living. Offering generous space, quality finishes, and flexible living options, this home is perfectly positioned in a growing and family-friendly area of Austral.

The home features four spacious bedrooms, with the added flexibility of an additional room that can be used as a fifth bedroom, media room, or home office. All bedrooms include built-in wardrobes, while the master suite is a standout, complete with its own ensuite and a his-and-hers walk-in wardrobe, creating a private retreat within the home.

At the heart of the property is the light-filled open-plan living and dining area, which flows seamlessly into the modern kitchen. The kitchen is well-appointed with stainless steel appliances and a walk-in pantry, making it ideal for both everyday living and entertaining. A separate laundry room adds further convenience and practicality to the layout.

Sliding doors open out to a covered alfresco area and a well-sized backyard, providing the perfect space for outdoor dining, entertaining

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### FOR RENT

Please Call

### AGENTS

Monique Pace  
0460 004 301  
monique.pace@ljhooker.com.au

### AGENCY

LJ Hooker Bringelly  
(02) 4655 2111

All information contained therein is gathered from relevant third parties sources.  
We cannot guarantee or give any warranty about the information provided.  
Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

guests, or enjoying time with family. Dual zone ducted air conditioning throughout ensures year-round comfort, while the alarm system offers added peace of mind.

Ideally positioned within walking distance to local primary, high schools, Austral Shopping Village, and approx 5-minute drive to Leppington Train Station with direct access to the CBD, this home ticks all the boxes for convenient family living.

Features include:

- Brand new home
- Double garage
- 4 bedrooms with built-in wardrobes
- Additional large multipurpose room (5th bedroom / media / office)
- Upstairs rumpus room &ndash; perfect for kids or extra living space
- Master bedroom with ensuite and his & hers walk-in wardrobes
- 3 full bathrooms in total
- Modern kitchen with stainless steel appliances & walk-in pantry
- Open plan living and dining area
- Upstairs rumpus room
- Separate laundry
- Tiled alfresco
- Dual zone ducted air conditioning throughout
- Solar power
- Security alarm system and video intercom
- Walking distance to schools & Austral Shopping Village
- Approx 5-minute drive to Leppington Train Station

This home perfectly combines modern design, flexibility, and lifestyle convenience, making it an exceptional choice for families seeking a spacious and thoughtfully designed property. Inspection is highly recommended.

**DISCLAIMER** - If you do not register to inspect, we cannot guarantee an agent will attend the open house as we are unable to notify you of any changes or cancellations.

Register your interest online and you will receive the application link via text message and email.

LJ Hooker Lifestyle group believes that all information contained here is true and correct to the best of our ability. However, it is recommended that all interested parties carry out their own research and enquiries.

Experience, local knowledge, buying, selling and property management. Our market leading Property Management and Sales teams look forward to assisting you further with your enquiries.

## MORE DETAILS

Property ID                    1XJ1P  
Property Type                House

**Monique Pace 0460 004 301**

Leasing Officer | [monique.pace@ljhooker.com.au](mailto:monique.pace@ljhooker.com.au)

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