

## Araluen, 30 De Havilland Drive

Impressive is the Word!

De Havilland Drive in the Araluen precinct is a popular, family favourite location. The sweeping open space of the parklands area great incentive for stretching the legs and enjoying the environment.

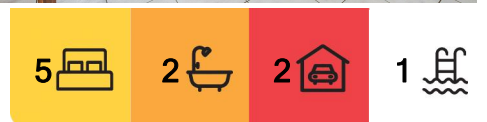
This contemporary clay brick home is impeccably presented inside and out. With five bedrooms, a study and two bathrooms you will be lucky to find another with so much value, and so little cost.

The cool white ceramic tiles feature throughout the home except the bedrooms and formal lounge that are carpeted. Enjoy the elegance and style this formal living area has to offer including a recessed front bay window.

The smart, all white deluxe kitchen features a large entertainer breakfast bar, double pantry, dishwasher and ample bench and cupboard space. The double fridge/freezer fits



**Disclaimer:** 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.



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[ljhooker.com.au/2C2ZFD5](http://ljhooker.com.au/2C2ZFD5)

**Contact**  
**Gail Tuxworth**  
0418 897 009  
[gtuxworth@ljhalicesprings.com.au](mailto:gtuxworth@ljhalicesprings.com.au)

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**(08) 8950 6333**

perfectly into its allocated space. Enjoy the picture-perfect view from the kitchen window over the crystal clear inground pool.

Both the dining and adjacent family room are a generous size and have easy access to the kitchen, a popular spot for relaxed casual living.

The main bedroom is a fabulous size and comes complete with walk in robe and ensuite bathroom. The remaining four bedrooms are all a generous in size and have built in robes, ceiling fans, and quality window dressings.

The study is close by the informal living areas and perfect as a home office or additional bedroom if required.

Splashes of colour from the eye catching wall art and chosen decor put a sparkle to the clean lines of the all white background, a shade that never lets you down.

Ducted reverse cycle air-conditioning will prove its worth, while the hot water service is solar.

The sparkling blue tiled, freeform inground pool takes pride of place amongst the lush, manicured lawns and established gardens. Watch the garden fountain cascade while relaxing under the outdoor entertaining area.

The double lock up garage is larger than most and has a rear roller door for convenient back yard access. A rear lock up storage area is the place for tools and yard equipment and there's double gate access to the large side yard.

This attractive corner allotment and gorgeous family home will be somebody else's treasure very soon, make it yours!

- 854 sq metre corner allotment
- Council Rates \$2,659.60
- Corner allotment, no Easements
- Attractive, Clay brick construction
- Ducted reverse cycle air-conditioning
- Solar hot water, water softener



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## More About this Property

<b>Property ID</b>	2C2ZFD5
<b>Property Type</b>	House
<b>Land Area</b>	854 m <sup>2</sup>
<b>Including</b>	Ensuite Study Air Conditioning Toilets (2) Pool Dishwasher Outdoor Entertaining Built-in-Robes Fully Fenced Remote Garage Internal laundry Walk in Robes

**Gail Tuxworth 0418 897 009**

Sales Representative | [gtuxworth@ljhalicesprings.com.au](mailto:gtuxworth@ljhalicesprings.com.au)

**LJ Hooker Alice Springs (08) 8950 6333**

Suite 2 52 Hartley Street, ALICE SPRINGS NT 0870

[alicesprings.ljhooker.com.au](http://alicesprings.ljhooker.com.au) | [office@ljhalicesprings.com.au](mailto:office@ljhalicesprings.com.au)



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## FLOOR PLAN

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