



121A Donnelly Road, Arcadia Vale

Where Family, Space & Nature Come Together

Imagine coming home to a place where the children have room to run, the pool is waiting for a summer afternoon, the deck becomes the backdrop for long lunches with friends, and the only thing competing for your attention is the sound of native birdlife in the trees.

- Set on a stunning 1,351sqm block, this quality, purpose-built family home is surrounded by beautiful greenery and offers a private, elevated outlook that immediately makes you feel at home.
- With five bedrooms and two living areas set across two floors, there is space for everyone to spread out, come together and enjoy the lifestyle this exceptional property offers.
- At the heart of the home is the impressive kitchen, designed for those who love to cook and entertain. The butler's pantry, quality appliances, induction cooktop and abundance of cupboards and bench space make it as practical as it is beautiful.
- Stepping outdoors, the generous covered entertaining areas overlook the inviting pool and are framed by a stunning leafy backdrop. It's easy to picture summer afternoons in the pool, evening drinks as the sun goes down or weekend gatherings where family and friends linger long after dinner.
- Beyond the pool, the generous fully fenced yard is where this home really comes into its own. There is room for children to run

5 2 2

FOR SALE
\$1,100,000

VIEW
By Appointment

AGENTS
Arlene Field
0406 623 570
arlene.field@ljhooker.com.au

Wayne Field
0404 871 644
wayne.field@ljhooker.com.au

AGENCY
LJ Hooker Wangi Wangi
(02) 4975 1644

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

free, explore, seek out adventures, feed the chooks and simply enjoy being kids. For the four-legged members of the family, the secure, pet-friendly yard offers plenty of freedom too.

- Back inside, there's five generous bedrooms including a huge master suite with walk-in robe and luxurious ensuite.
- Comfort has been carefully considered throughout, with 2.7m ceilings, ducted air conditioning upstairs, reverse-cycle air conditioning downstairs and underfloor heating throughout the living zones. Solar electricity and solar hot water add further efficiency, while generous storage, including a walk-in linen cupboard, keeps family life organised.

This is more than a beautifully built family home. It's a place to slow down, spread out and enjoy the simple things - space, privacy, nature and time together.

Call today to arrange your inspection!

The information contained herein has been provided by people we believe to be reliable, however all interested parties must rely on their own enquiries.

MORE DETAILS

Property ID	4DSH7X
Property Type	House
Land Area	1351 m2
Including	Ensuite
	Air Conditioning
	Toilets (3)
	Dishwasher
	Built-in-Robes
	Fenced Backyard
	Internal access
	Pool
	Powder room
	Rumpus/Family room
	Verandah
	Walk-in robe

Arlene Field 0406 623 570

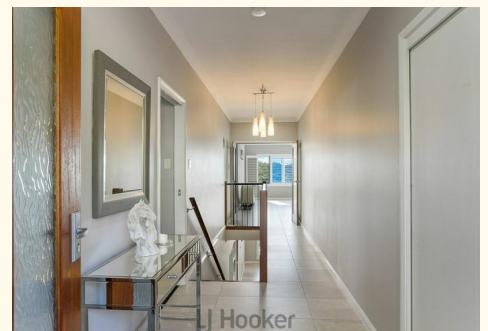
Sales Executive | arlene.field@ljhooker.com.au

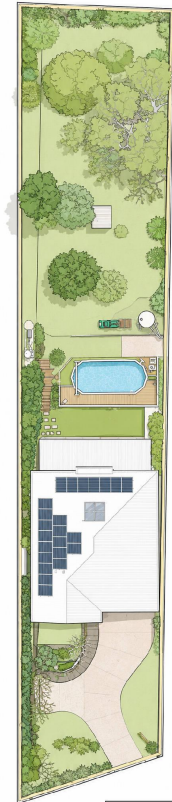
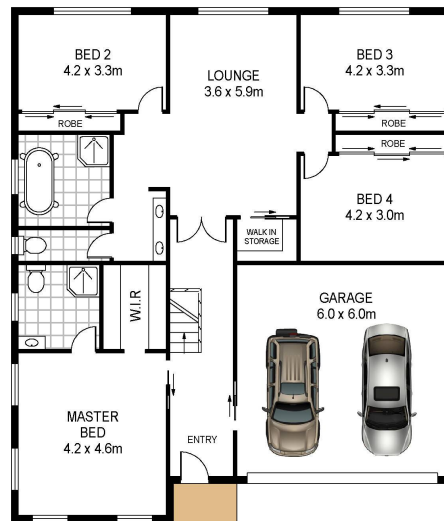
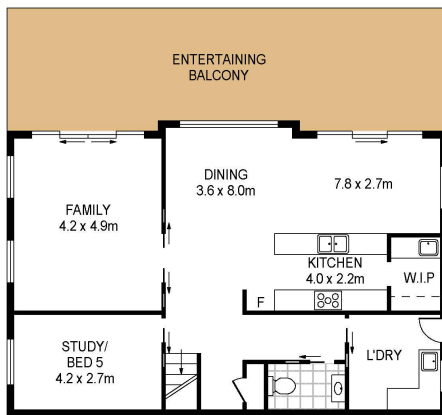
Wayne Field 0404 871 644

Sales Executive | Independent Contractor |
wayne.field@ljhooker.com.au

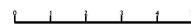
LJ Hooker Wangi Wangi (02) 4975 1644

Shop 3/232 Watkins Road, WANGI WANGI NSW 2267
wangiwangi.ljhooker.com.au | wangiwangi@ljhooker.com.au





LJ Hooker 121A Donnelly Road
Arcadia Vale



Total Internal Floor Area: 258 sqm

Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

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