



9 Denaid Court, Benaraby

## LUXURY ACREAGE LIVING AWAITS

Step into your dream lifestyle with this stunning executive home, nestled on a sprawling acreage and expertly crafted by renowned builder Tony Noy. Just four years old and presented in immaculate condition, this property is ready for you to move in and start enjoying the exceptional quality and finishes that define it.

As you enter, you're greeted by a spacious, air-conditioned media room, perfect for family movie nights or quiet time out. The open-plan living areas are designed for comfort and modern living, featuring high ceilings that create an airy and expansive atmosphere. The galley-style kitchen is a chef's delight, complete with a convenient butler's pantry, stone benches, a deep sink, and top-of-the-line appliances, including a 900mm induction cooktop and oven. The plumbed-in fridge space and dishwasher, along with soft-close cabinetry throughout, add to the kitchen's functionality and elegance.

The master bedroom is a true sanctuary, generously sized and equipped with air conditioning, a modern ensuite featuring full wall tiles, a sleek vanity, and a spacious walk-in robe. Bedrooms two, three, and four all come with built-in robes, ensuring ample storage space for the whole family. The modern master bathroom boasts a

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### FOR SALE

Please Call

### AGENTS

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### AGENCY

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deep bath, shower, and vanity, making it a perfect retreat.

Step outside to the expansive rear patio, complete with outdoor blinds, where you can relax and take in the breathtaking views of the meticulously manicured gardens and lawns. The custom-designed swimming pool with specialised equipment for mineral setup, surrounded by Modwood decking, provides a perfect oasis for cooling off on warm days.

For those who need space for hobbies or extra storage, the massive 20x9m shed is a standout feature, boasting a 3.7m clearance and a mezzanine floor for additional storage. Equipped with a car hoist for car enthusiasts, 10 and 15 amp power, plus an adjoining 9x6m lean-to and a water tank, this shed is as functional as it is impressive.

Additional amenities include a freestanding toilet and shower block, ideal for guests or family gatherings, and a fully air-conditioned demountable at the rear of the shed, complete with a toilet, shower, and kitchenette. This versatile space could serve as a teenager's retreat, home office, or guest accommodation.

Gather around the custom-made concrete fire pit and bar area, where power and a sink are provided, along with a dedicated pad for your future pizza oven—perfect for entertaining friends and family on weekends.

The property is fully fenced and irrigated, ensuring a safe haven for children and pets alike. This magnificent home represents luxury acreage living at its finest, offering unparalleled value that cannot be matched by replacement costs.

Don't miss your chance to own this exceptional property—schedule a viewing today and experience firsthand the lifestyle that awaits you!

## MORE DETAILS

Property ID	2J1W
Property Type	House
Land Area	8614 m <sup>2</sup>
Including	Ensuite
	Air Conditioning
	Toilets (4)
	Pool
	Deck
	Dishwasher
	Outdoor Entertaining
	Workshop
	Built-in-Robes
	Secure Parking
	Fully Fenced

**Cheryl Kurtz 0408 988 093**

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