



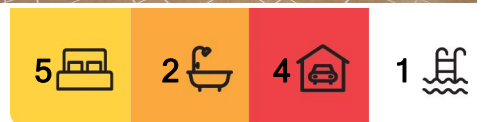
Calala, 62 Panorama Road

Big Block, Brilliant Shedding & Endless Possibilities!

A home where lifestyle, space, and privacy come together in a truly special way. Set on just over an acre and backing onto peaceful parklands, this exclusive property offers the perfect escape without compromising on convenience.

Step inside and you'll immediately appreciate the spacious layout designed with modern family living in mind. Featuring six bedrooms and two distinct living areas, this home offers flexibility for growing families, entertainers, or those working from home. As a smart enabled home with coded entry and existing security cameras, it's equipped for today's lifestyle.

The classic kitchen includes a gas cooktop, upgraded oven, dishwasher, and generous bench and storage space. There is a large main living room, a second living area with built-in cabinetry that flows onto the entertaining area, and a formal dining space that also opens outdoors. Off the fifth bedroom, you'll find another living space with shelving ideal for



For Sale
By Negotiation

View
By Appointment

Contact
Samuel Spokes
0475 843 042
sam.spokes@ljhooker.com.au
Grace Hugo
grace.hugo@ljhooker.com.au



LJ Hooker Tamworth
(02) 6767 1710

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.

a home office or private library. A rumpus room extends off the entertaining area, offering the potential to convert into additional bedrooms with internal access already in place.

All six bedrooms are generously sized, with the master featuring an ensuite and dual wardrobes. The main bathroom is well-appointed with both a bath and separate shower.

Outdoors is where this home truly shines, with a large covered entertaining area, a second covered zone beside the sparkling pool, and relaxing views across open parkland with no rear neighbours. The double garage, single carport, and an agricultural-style shed with an older sprinkler system provide practical storage and workspace options. There's also a greenhouse for growing your own produce, gas points throughout the home for comfort, evaporative cooling, and spacious rear access to the block.

Only 4.5km from Tamworth's vibrant CBD, you're just minutes from top restaurants, major shopping centres, entertainment, and family-friendly attractions.

This is a rare opportunity to secure a quality lifestyle property in one of Tamworth's most tightly held streets. Reach out today to arrange your private inspection – homes like this don't come along often.

More About this Property

Property ID	AD5HTE
Property Type	House
Land Area	4334 m2
Including	Ensuite Study Evaporative Cooling Pool Dishwasher Outdoor Entertaining Workshop Built-in-Robes Secure Parking Fully Fenced Water Tank

Samuel Spokes 0475 843 042

Licensee, Director - Sales Representative | sam.spokes@ljhooker.com.au

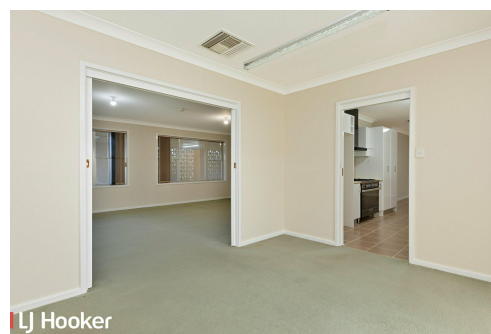
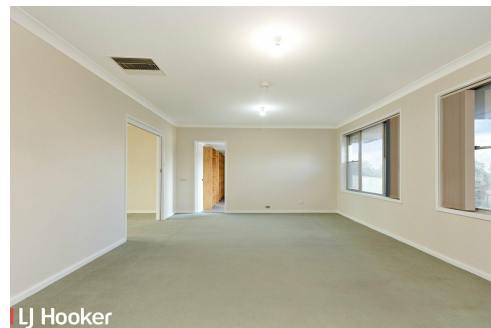
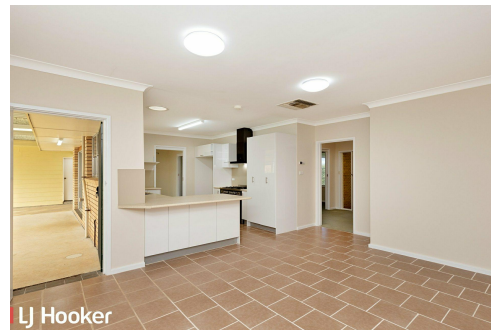
Grace Hugo

Sales Associate | grace.hugo@ljhooker.com.au

LJ Hooker Tamworth (02) 6767 1710

199 Peel Street, TAMWORTH NSW 2340

tamworth.ljhooker.com.au | tamworth@ljhooker.com.au



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.

LJ Hooker Tamworth
(02) 6767 1710