

## Callala Bay, 17 Stott Crescent

### The Ultimate Family Home/Entertainer

This home is the ultimate family home, entertainer with a free flowing floorplan and seamless indoor outdoor living. As you enter the home your welcomed by the parents retreat of living & main bedroom with walk in & built in robe with a renovated ensuite. The almost new kitchen adjoins to dining room & large family room which opens to covered outdoor entertainment area and backyard. You have the choice of two covered outdoor entertainment areas one accessed from the kitchen and dining and another accessed via the large sliding doors in the family room. Bedroom 2/study followed by bedroom 3, 4 and 5 are central to the renovated 3 way bathroom perfect for the large family, home office worker. internal laundry with 3rd toilet with access into the garage.

Features of this home ducted air-conditioning, solar panels, plantation shutters, new large tiles throughout the living areas & kitchen, new carpet in the bedrooms, large bay windows inviting the outside in, light bright and airy home. The modern kitchen includes a built-in cupboard & display cabinet in the dining room to match the same design as the rest of the

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**For Sale**  
\$1,098,000

**View**  
By Appointment

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kitchen, so it easily blends into the room&hellip; but at the same time, it's a beautiful piece of furniture that looks good to store display and serve from.

All outdoor areas and pathways finished with stamped concrete, many extra garden sheds and a workshop in the rear yard. Fire pit area blends nicely into the established gardens and trees with low maintenance easy care lawns set on a 688sqm block, well maintained home move in ready. The long wide driveway and garages allow plenty of room for off street, secure parking and one side of the garage has a rear roller door to access the yard & carport area.

## More About this Property

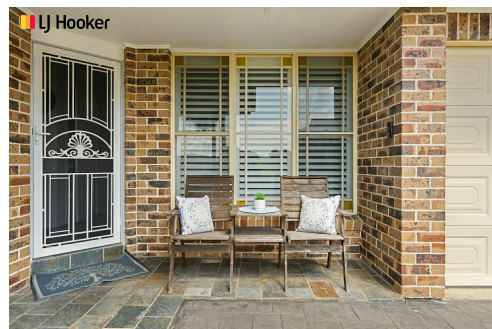
<b>Property ID</b>	631HSD
<b>Property Type</b>	House
<b>Land Area</b>	688 m <sup>2</sup>
<b>Including</b>	Ensuite Study Ducted Cooling Ducted Heating Toilets (3) Courtyard Dishwasher Outdoor Entertaining Workshop Built-in-Robes Secure Parking Fully Fenced Remote Garage Solar Panels Solar Hot Water

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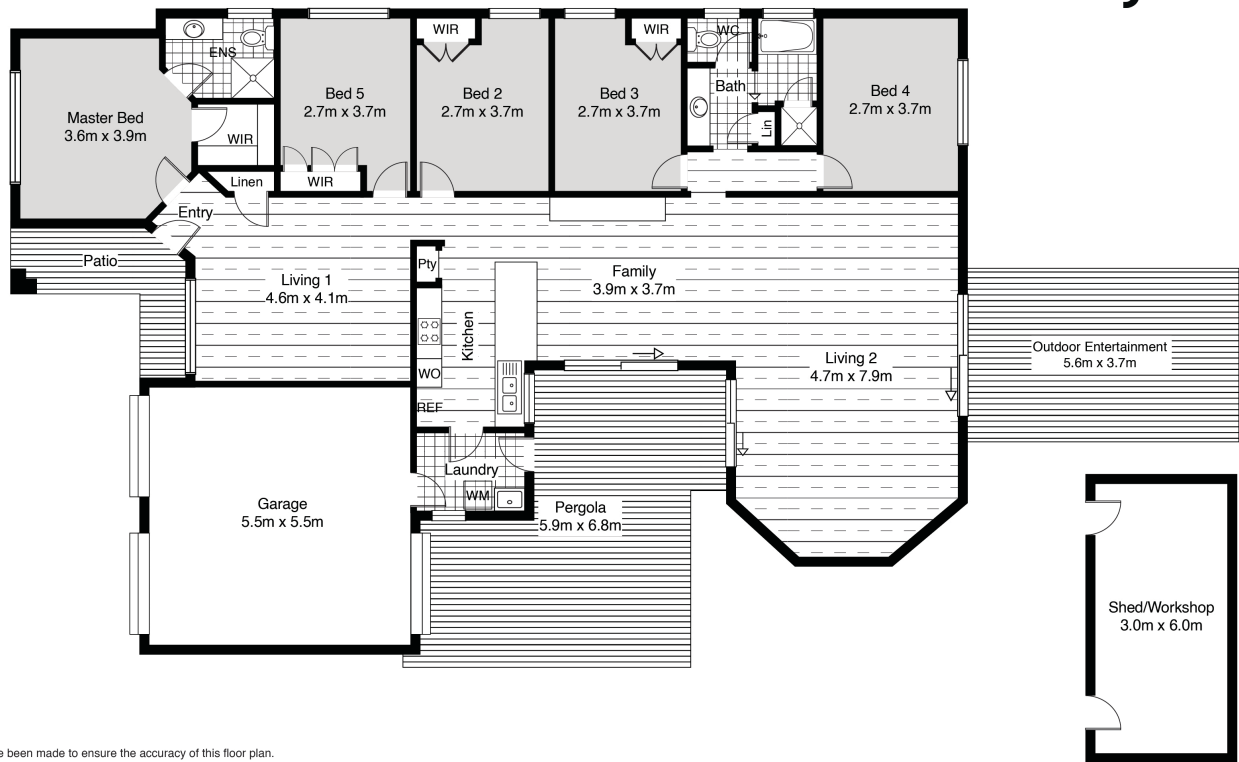
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All attempts have been made to ensure the accuracy of this floor plan.  
 All measurements of doors, windows, opening direction, room measurements are approximate  
 and no responsibility is taken for any error, omission or misstatement this plan is for display purposes only and not to scale.  
 The total floor area is not a guarantee. Should be used as an approximation and not be used on the basis of valuation.

**17 Stott Street, Callala Bay**