



## Craigmore, 18 Lachlan Drive

If you require serenity, then look no further

If you're seeking peace and tranquillity, this charming home is the perfect choice. Ideally located just moments from Craigmore Shopping Village and local schools, with major shopping centres like Elizabeth and Munno Para only a short drive away. Situated on a quiet no-through road with scenic rolling hills behind, this delightful property offers a range of appealing features:

Features we love:

- Three spacious bedrooms with two of the rooms with built-in robes.
- Two-way bathroom.
- Main bedroom with direct bathroom access.
- Open-plan living and dining area.
- Kitchen with ample cupboard space and a dishwasher.
- Ceiling fans in bedroom 1, living, and dining areas.
- Ducted evaporative cooling.



**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.



**For Sale**  
\$599,000

**View**  
[ljhooker.com.au/66R6FDC](http://ljhooker.com.au/66R6FDC)

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**LJ Hooker Craigmore | Elizabeth |  
Salisbury  
(08) 8255 9555**

- Ducted gas heating.
- Split-system reverse cycle air conditioning.
- Cozy combustion heater.
- 1.5kW solar panels for reduced electricity bills.

The exterior of the home features well-maintained front and rear gardens, a large rear veranda with shade blinds and picturesque views of the rolling hills, plus a full-length side verandah. The low-maintenance gardens also include a tool shed, with additional space for an extra driveway if needed.

Total land size is approximately 450m2 and the home is currently owner occupied. For the investors the estimated rent return in today's rental market would be approximately \$550.00 per week.

**Disclaimer:**

We have in preparing this document used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this document.

RLA155355

## More About this Property

<b>Property ID</b>	66R6FDC
<b>Property Type</b>	House
<b>House Size</b>	150 m2
<b>Land Area</b>	450 m2

**Corey Voss 0412 262 180**

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## 18 Lachlan Drive, Craigmore

DISCLAIMER: Floorplan and area calculation are approximate and for illustration purposes only.  
Produced by Property Portraits

Interior	74m <sup>2</sup>	<b>150m<sup>2</sup></b>
Exterior	64m <sup>2</sup>	
Shed	12m <sup>2</sup>	
		<b>TOTAL</b>