



28 Tristania Terrace, Dernancourt




Grand Family Living with City Views on an Expansive Allotment

Best Offer By the 31st of March at 12pm

Set on a substantial 908sqm (approx.) allotment with an impressive 503sqm (approx.) build area, this grand residence offers space, comfort and flexibility for growing families seeking a home that truly stands apart. Positioned in the highly sought after suburb of Dernancourt, the property combines manicured lawns, generous proportions and elevated views across the treetops towards the city skyline.

Upon arrival, the home immediately impresses with its commanding street presence and beautifully maintained gardens. Step inside to a welcoming foyer entrance that introduces the scale and elegance found throughout. A formal lounge room showcases timeless charm with an ornate ceiling rose and heater, creating a warm and inviting space that flows effortlessly through to the dining area - perfect for hosting family gatherings and special occasions.

The heart of the home is the spacious kitchen featuring extensive

4  3  2 

FOR SALE

Best Offer By \$1,890,000 - \$1,990,000

VIEW

By Appointment

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storage, gas cooktop and an eat-in dining area, all positioned to take advantage of the picturesque city views. Large windows throughout the home allow natural light to flood the interiors, enhancing the sense of openness and comfort.

Upstairs, an oversized living area provides the perfect retreat for relaxing or entertaining and extends out to a balcony where you can enjoy sweeping outlooks and evening sunsets. The main bedroom is a true oasis, complete with a walk-in robe and private ensuite, while bedrooms two and three include built-in robes and are serviced by the main bathroom featuring a full size bath.

The lower level offers incredible versatility with a large games room, large amount of storage and potential for an additional bedroom or living space.

Outdoors, the backyard provides plenty of room for children to play, while additional side access offers space to securely park a caravan or boat.

What you'll love;

- 908sqm allotment (approx.)
- 503sqm build area (approx.)
- Tastefully updated
- Multiple living areas
- City views
- Reverse cycle air conditioning
- Double garage with internal access

A home of this scale, flexibility and location is a rare offering - perfectly suited for large families seeking space, comfort and lifestyle.

Purchasing this property as an investment? Talk with Kirsty Clark from our PM team and see why our Property Management department is #1 amongst all the LJ Hooker offices Worldwide.

- * All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition). Interested parties should make their own enquiries and obtain their own legal advice.

RLA 61345 RLA 282965 RLA 231015

MORE DETAILS

| | |
|---------------|---------------------------------|
| Property ID | WSGFDG |
| Property Type | House |
| House Size | 503 m2 |
| Land Area | 908 m2 |
| Including | Ensuite Study Toilets (3) |

Julian Rullo 0407846417

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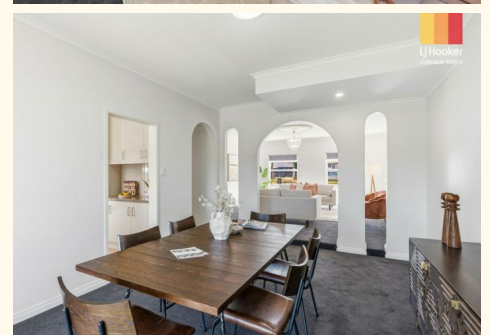
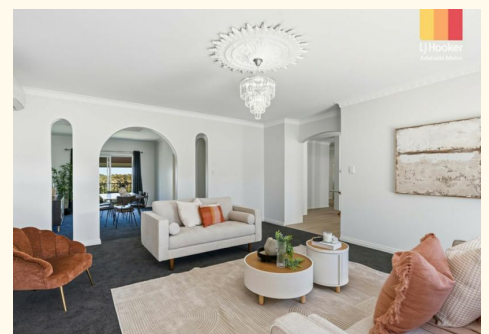
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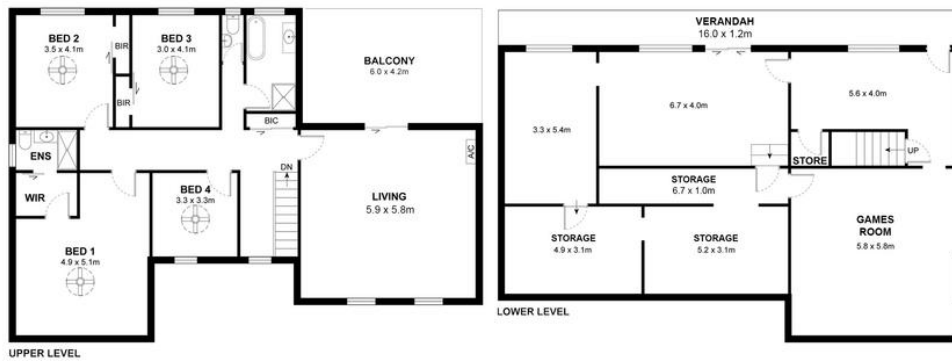
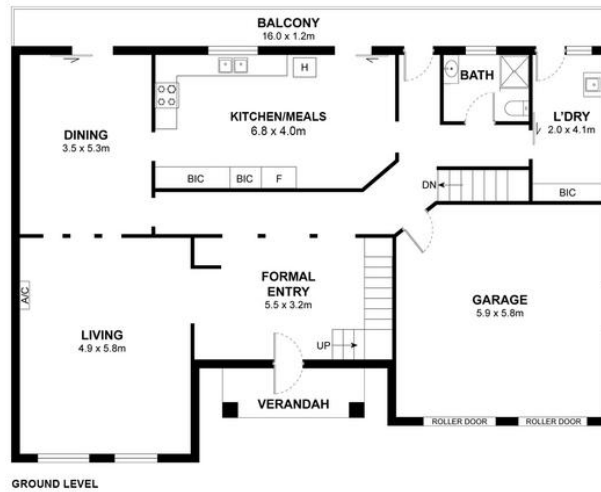
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Ground Level Living: 159m²
 Upper Level Living: 133m²
 Lower Level Living: 102m²
 Lower Level Storage: 39m²
 Exterior Living: 70m²
Total: 503m²

Measurements are approximate



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Disclaimer: The information & figures obtained within this document has been compiled from information provided by vendor & sources that we believe are reliable. No warranty is given to their accuracy & all figures are subject to change without notice.