

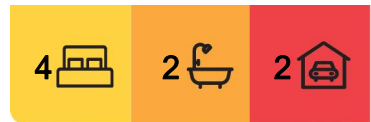
Dickson, 163 Majura Avenue

Bright, Beautiful, and Brimming with Style!

If you've been searching for a property that offers a blend of thoughtful design and tasteful renovation, this home is sure to impress! From the moment you step inside, you'll be captivated by the stunning design and inviting atmosphere that these owners have created.

A clever use of breeze blocks forms an entry hall, nodding to the original design while framing the light-filled, open-plan living area-the first of many "wow" moments. Engineered timber floorboards bring warmth to the space, while large skylights and north-facing windows flood the room with natural light. An enclosed front courtyard not only adds architectural interest but also enhances the sense of light and openness.

The kitchen is truly the heart of this home, featuring a stunning stone-topped island bench-perfect for family meals or gatherings. A spacious walk-in pantry and a well-designed servery complete the space, making it as functional as it is beautiful. The expansive open-plan living area flows seamlessly onto a hardwood rear deck complete with pergola, the



For Sale
Auction 09/11/2024

View
ljhooker.com.au/1HKM2UF92

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EER ★★★★★

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perfect setting for family brunches or entertaining friends.

With four bedrooms in total, the home provides ample accommodation. The generous main suite boasts a walk-in robe, a sparkling ensuite with double sinks, and private access to the aforementioned front courtyard. The remaining three bedrooms all feature built-in robes. The main bathroom has been elegantly renovated and includes both a separate shower and bath, with a convenient powder room for guests.

Renovations completed in 2021 still look as fresh as the day they were finished, thanks to the high-quality workmanship. Year-round comfort is ensured with ducted reverse-cycle air conditioning, while LED downlights throughout add a modern touch. Double-glazed windows and doors throughout further enhance the home's energy efficiency and comfort.

This is a standout property, offering a high standard of renovation, tasteful fixtures, and thoughtful design. Whether you're looking for a family retreat or an entertainer's dream, this home has something for everyone.

At a glance:

- Beautifully renovated throughout in 2021
- North to the rear
- Beautifully appointed kitchen with island bench, servery and walk-in-pantry
- Skylights and large picture windows
- Spacious main suite with walk-in-robe and ensuite
- Built-in-robos to three other bedrooms
- Ducted reverse-cycle air-conditioning
- LED downlights throughout
- Double glazed windows and doors throughout
- Separate powder room
- Large hardwood deck with pergola
- Rainwater tanks service toilets and outdoor taps
- Within a 3-minute drive to the Dickson Town Centre
- In the catchment for North Ainslie Primary School, Lyneham High School and Dickson College
- Close proximity to Dickson Pool, Dickson Wetlands and walking/bike paths



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More About this Property

Property ID	1HKM2UF92
Property Type	House
House Size	166 m ²
Land Area	726 m ²
EER	5.5

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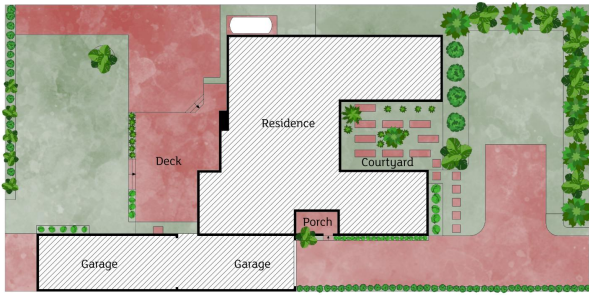
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Site Plan



163 Majura Avenue, Dickson

The site plan and floor plan are not to scale; measurements are indicative and in metres. Bushes and trees are placed for illustration purposes. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

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