



## Eleebana, 107 Glad Gunson Drive

### TRANQUIL FAMILY LIVING SURROUNDED BY NATURE

\*Access to the property is between 5 & 7 Dalwood Close Eleebana\*

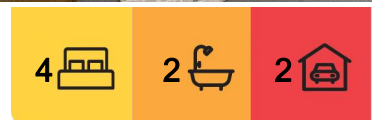
Welcome to 107 Glad Gunson Drive, Eleebana - A beautifully presented family home nestled in a peaceful, tree-lined setting. Designed for comfort, space, and effortless entertaining, this home offers a relaxed lifestyle surrounded by nature, while still being close to everything you will ever need.

#### Key Features You'll Love:

- Serene Bushland Setting - Enjoy the privacy and tranquility of being surrounded by trees, creating a peaceful escape from the everyday
- Master Retreat - Spacious master bedroom with a renovated ensuite and walk-in robe
- Four Bedrooms - Bedrooms two & three with built-in robes & ceiling fans; Bedroom four with ceiling fan & air conditioning



**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**  
Please Call

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[ljhooker.com.au/YCUHN8](http://ljhooker.com.au/YCUHN8)

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**(02) 4915 3800**



- Stylish Main Bathroom - A beautifully renovated space featuring a freestanding bath and modern fixtures
- Grand Living Area - Vaulted ceilings enhance the light-filled lounge, which flows seamlessly to the expansive timber deck-the perfect spot to relax and soak in the tranquil bushland surroundings
- Entertainer's Kitchen - Gas & electric cooking, ample bench & cupboard space, plus views over the entertaining deck
- Dining Room - Conveniently located off the kitchen for easy family meals
- Double Garage & Extra Parking - Automatic doors plus loads of off-street parking for extra vehicles, boats, or small caravans
- Comfort All Year Round - Ducted air conditioning & natural gas connection for heating & cooking
- Solar electricity system
- Zoned for Eleebana Primary and Warners Bay High Schools

A Location That's Hard to Beat! Eleebana is renowned for its family-friendly atmosphere, beautiful lakeside lifestyle, and lush natural surroundings. From here, you're just minutes to the lake, scenic bushwalking trails and nature reserves, local parks & playgrounds, highly regarded schools and shops & dining.

If you've been searching for a spacious family home in a peaceful, leafy setting, this is the one!

The information contained herein has been provided by people we believe to be reliable, however all interested parties must rely on their own enquiries.

## More About this Property

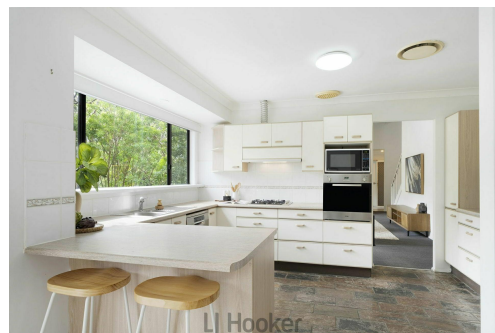
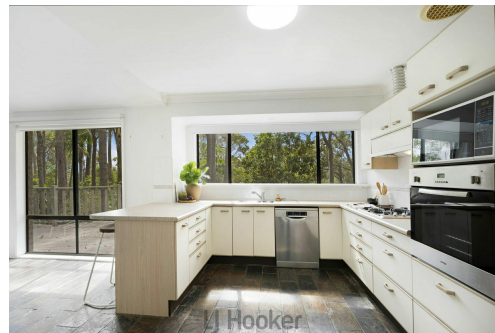
Property ID	YCUHN8
Property Type	House
Land Area	1760.3 m2
Including	Air Conditioning Toilets (2) Carpeted Close to Schools Close to Shops Close to Transport Dining room

**Michael Velkovski 0414 332 000**  
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**Rebecca Velkovski 0410 524 437**  
 Sales Associate to Michael Velkovski | rebecca.velkovski@ljhooker.com.au

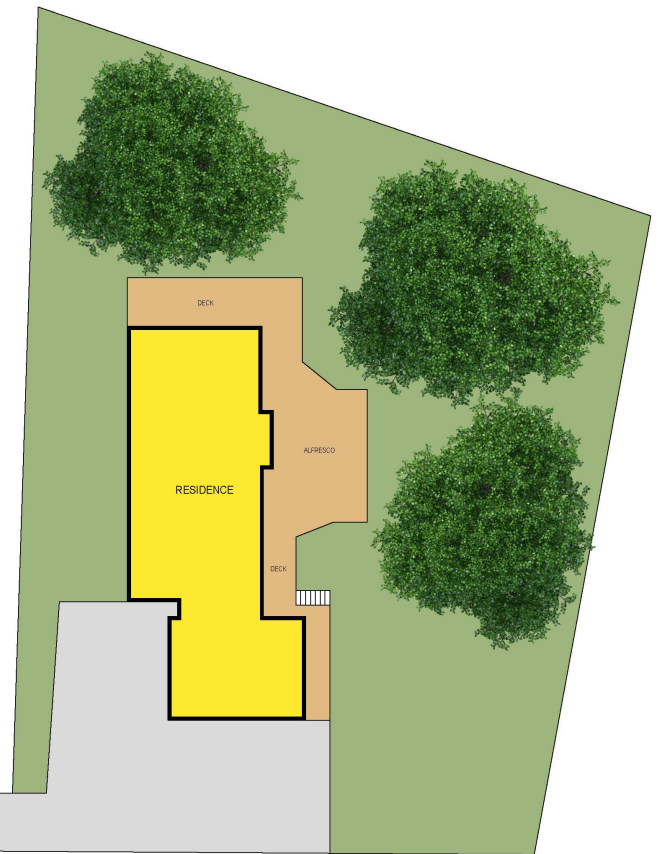
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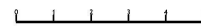
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Eleebana



Total Internal Floor Area: 140 sqm

Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries



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