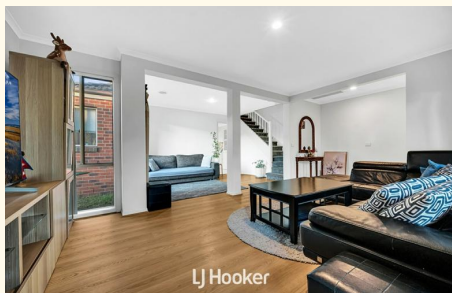




LJ Hooker



LJ Hooker






LJ Hooker

162 Paterson Drive, Lynbrook

Impressive Family Living with Generous Space and Comfort

Positioned on a desirable corner block in a quiet and family friendly pocket of Lynbrook, this well designed double storey residence offers generous proportions, multiple living zones and a practical layout ideal for growing families who value space, comfort and flexibility. Upon entry, you are welcomed by a spacious front lounge that provides a relaxing retreat for quiet evenings or entertaining guests. Moving further into the home, the central living area flows seamlessly into the dining space and well appointed kitchen, creating a functional hub for everyday family life. The kitchen is thoughtfully designed with ample bench space, pantry storage and clear sightlines across the living areas, making it perfect for both cooking and entertaining. Sliding doors lead out to a covered pergola area, offering a fantastic outdoor space for year round gatherings while overlooking the backyard. The ground floor also features a full laundry and a convenient powder room, adding practicality to the home's family friendly layout. Upstairs, the accommodation is equally impressive. The generous master bedroom includes a walk in robe and private ensuite, creating a comfortable and private retreat. Two additional bedrooms with built in robes are serviced by a central bathroom and separate toilet,

3  2  2 

FOR SALE
\$680,000 to \$740,000

VIEW
By Appointment

AGENTS
Bahroz Abbasi
0420 670 460
dandenong@ljhooker.com.au

Rohullah Paykari
0423 649 553
rpaykari.dandenong@ljhooker.com.au

AGENCY
LJ Hooker Dandenong City | Berwick
(03) 9877 9750

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.



ensuring convenience for the whole household. A balcony adjoining the master bedroom provides a pleasant outdoor space to relax and enjoy fresh air.

Additional highlights include ducted heating and air conditioning to provide year round comfort, along with a large double garage with driveway access for secure parking and additional storage.

Key Features:

- Desirable corner block position
- Three spacious bedrooms, including a master with a walk in robe and ensuite
- Two modern bathrooms
- Multiple living zones, including lounge, living and family areas
- Well- appointed kitchen with pantry and ample bench space
- Dining area connected to the main living space
- Covered pergola for outdoor entertaining
- Balcony adjoining the master bedroom
- Ducted heating and air conditioning for year-round comfort
- Separate laundry and downstairs powder room
- Double garage with convenient additional street parking
- Prime location

Conveniently located close to Lynbrook Village Shopping Centre, local parks, quality schools and public transport options, this home also offers easy access to South Gippsland Highway and Western Port Highway, providing smooth connectivity to surrounding suburbs and Melbourne CBD.

DISCLAIMERS:

Every reasonable effort has been made to ensure the accuracy of the information provided; however, neither the vendor, agent, nor agency makes any representation or warranty as to its completeness or correctness.

The floor plans provided are for illustrative purposes only and should be treated as such. No liability is accepted for any inaccuracies or omissions in the details or dimensions represented. As the property may be subject to private inspections, the sale status could change prior to scheduled Open Homes. Prospective buyers are advised to verify the current availability of the property before attending any inspection.

MORE DETAILS

Property ID	9RYHWR
Property Type	House
Including	Air Conditioning Area Views Close to Schools Close to Shops Close to Transport

Bahroz Abbasi 0420 670 460

Licensed Estate Agent - Sales Manager/General Manager |
dandenong@ljhooker.com.au

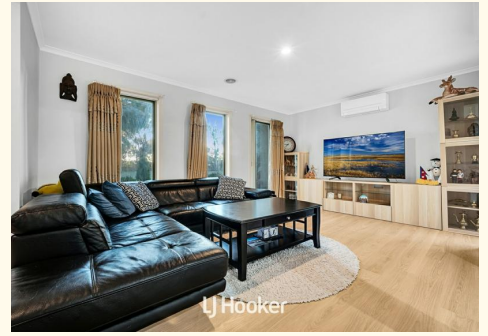
Rohullah Paykari 0423 649 553

Owner/ Principal | rpaykari.dandenong@ljhooker.com.au

LJ Hooker Dandenong City | Berwick (03) 9877 9750

347 Lonsdale Street, DANDENONG VIC 3175

dandenong.ljhooker.com.au | dandenong@ljhooker.com.au



Ground Floor



First Floor



LJ Hooker

162 Paterson Drive, Lynbrook

* Dimensions are approximate and for illustrative purposes only