

Mawson Lakes, 16 Mallard Crescent

Contemporary Living on Mallard!



For Sale
UNDER CONTRACT

View
ljhooker.com.au/2BFMGJU

Contact
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Located in the main section of Mawson Lakes just moments from the popular Shearwater Lake is this modern contemporary 3-bedroom home built in 2003. Situated on a comfortable 415sqm (approx.) of land providing two flexible living spaces which overlook the outdoor entertaining area. Low maintenance providing an easy-care lifestyle, the main bedroom is also located to the rear of the home with walk through robe, ensuite bathroom with spa bath. Immaculately presented this home will appeal to both buyers looking to upsize and empty nesters looking to downsize to something more comfortable.

Features Include:

- * 3 Bedrooms, master with walk in robe, ensuite bathroom and spa bath
- * Bedroom 2 and 3 with built in robes
- * Modern open kitchen with stainless steel appliances, gas cooktop, walk in pantry and breakfast bar
- * Open plan family meals area overlooking backyard



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.

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- * Second internal living/ formal lounge
- * Ducted reverse cycle air conditioning
- * Undercover central entertaining space
- * Double garage with automatic panel-lift door with internal access to home and to backyard
- * Manicured front yard
- * Low maintenance lifestyle

Perfect for those looking to downsize or those looking for some additional space to suit their needs. Close to all local amenities that Mawson Lakes has to offer, from walking trails, shops, restaurants and schooling there is always something for everyone.

Enquire Today!

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 and financial advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at either of our two LJ Hooker Property Specialists Real Estate offices for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts.

RLA 208516

More About this Property

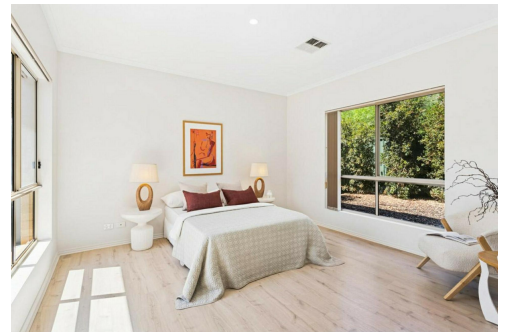
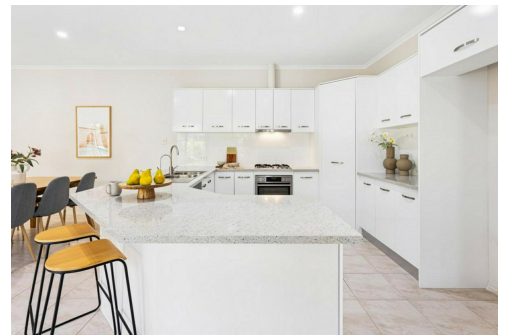
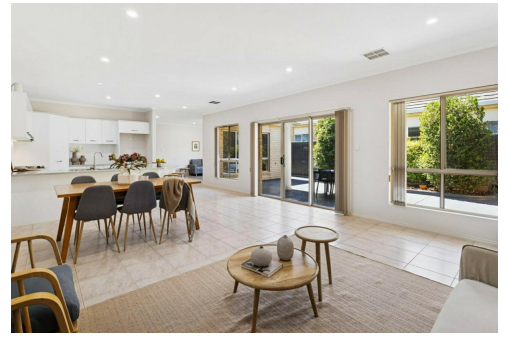
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|----------------------|--|
| Property ID | 2BFMGJU |
| Property Type | House |
| House Size | 208 m2 |
| Land Area | 412 m2 |
| Including | Air Conditioning Ducted Cooling Ducted Heating Secure Parking Fully Fenced |

Shaun Roberts 0435 367 534

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Scale in metres. This drawing is for illustration purposes only. All measurements are approximate and details intended to be relied upon should be independently verified. Produced by The Fotobase Group