






4 Brinsmead Avenue, Middleton Grange

ABSOLUTELY STUNNING, PERFECT FOR ALL AGES.

Enjoy the convenience of Smart home living. App controlled lighting, remote operated ducted air conditioning and keyless entry system. Loaded with additional high end inclusions. Perfectly positioned only 100 metres to nature reserve and walking track. A healthy lifestyle awaits with private residence access to swimming pool, sporting facilities and entertaining. Outstanding, level living with no steps.

- Professionally rendered facade, the grand wide entrance is simply breathtaking.
- Soaring high ceilings, beautiful hybrid flooring, plantation blinds, fully insulated walls and ceilings.
- Massive separate formal lounge, combined dining and family rooms
- Amazing polyurethane kitchen, (gas) stone tops and splash-back. Miele dishwasher and 2 breakfast bars.
- All bedrooms have BIW'S, main with WIR plus ensuite.
- Both bathrooms are sparkling and will impress.
- Internal access to oversized, tiled remote garage with BIW.
- Modified laundry, cupboard space with stone tops.
- Sunny north facing rear, boasts a flowing, solid timber covered decking with outdoor kitchenette and a superb outlook.

3  2  1 

FOR SALE
CONTACT AGENT

AGENTS

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Dane Ball
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dane.ball@ljhooker.com.au

AGENCY

LJ Hooker Edensor Park | Green Valley
(02) 9823 8888

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.

 **LJ Hooker**

MAJOR BENEFITS.

- Energy efficient, 24 panel solar electricity (3 years, great savings).
- Brand new 15 K/W ducted air conditioning (4 zoned).
- Gas cooktop and hot water.

Designed for low maintenance, easy care stress free living. Inspection a must.

MORE DETAILS

Property ID	CP6HUC
Property Type	House
Including	Ensuite
	Toilets (2)

Graham Ball 0412 778 855

Senior Sales Executive | graham.ball@ljhooker.com.au

Dane Ball 0450 028 635

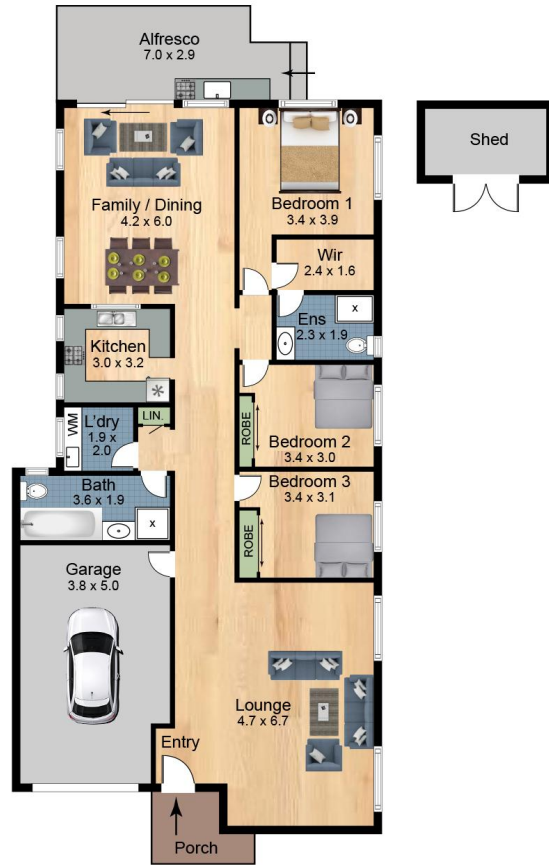
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**4 Brinsmead Ave
Middleton Grange 2171**

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

