



Lot 30, Sunningdale Estate, Murrumbateman

## Build Your Dream Home in 2025

New House & Land Packages available now

LAND DISPLAY SUITE NOW OPEN, ENTER FROM 3482 BARTON HIGHWAY, MURRUMBATEMAN

Teaming up with McDonald Jones Homes, Sunningdale Estate now offers an array of tremendous House & Land packages offering great value, versatile and modern floor plans, and plenty of options to customise the home to your own needs.

Sunningdale Estate presents 37 blocks between 1,500-6,300m<sup>2</sup>, the estate itself is in the heart of Murrumbateman across the road from the Abode Hotel.

Every aspect is considered to maximise liveability, and minimise its long-term environmental footprint planned to make the most of views, natural light, and the unique aspect of each block, land is for sale in a range of sizes, orientations and dimensions.

Supaloc® steel frame and colorbond® roof  
Actron reverse cycle ducted air conditioning  
Luxury upgrade and appliance packages  
6.6kw solar package included

4 2 2

**FOR SALE**  
\$1,112,100

**VIEW**  
By Appointment

### AGENTS

Troy Thompson  
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Alan Tongue  
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### AGENCY

LJ Hooker Country Canberra  
(02) 6213 3999

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

Multiple flooring options throughout  
Double glazing to windows and doors  
• star basix provisions with upgraded insulation  
\$5,000 deposit with 20-month price lock  
Competitive finance and conveyancing solutions and more  
Fully services blocks: town water, electricity, and sewerage  
Walking distance to Showground  
Walking distance to local cafes and Murrumbateman Country Inn  
Views to all aspects North, East, South and West  
Zoned for dual-occupancy  
High Speed NBN to all blocks

## MORE DETAILS

Property ID	EZJ09
Property Type	House
Land Area	1500 m2

### **Troy Thompson 0408 694 917**

Director | Head of Land Marketing | Licensed Agent |  
troy.thompson@ljhooker.com.au

### **Alan Tongue 0412 630 977**

Licensed Agent | atongue@ljhookercountry.com.au

### **LJ Hooker Country Canberra (02) 6213 3999**

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