



10 Ilfracombe Way, Paynesville




MODERN LUXURY NEAR THE LAKE

This 32.9 sq home, built in 2023, combines style and functionality just moments from the lake. The grand entry opens to a theatre room with block-out drapes for the full theatre experience, while the open plan living area flows seamlessly to a covered alfresco with day/night blinds, perfect for entertaining.

The modern kitchen features stone benchtops, a 900mm oven, an island, and a spacious walk-in pantry. Four generously sized bedrooms all include walk-in robes and ceiling fans, with the master suite offering a freestanding bath, twin shower, and separate toilet.

A standout feature is the 30 panel solar system, battery ready for off grid storage, providing significant savings on energy bills.

Additional features include a walk-in linen cupboard, zoned ducted heating and cooling, 9' ceilings, and a wired security camera system. The property also offers low maintenance gardens, a second driveway, and a Colorbond shed, perfect for a workshop, extra vehicle and storage space.

4  2  4 

FOR SALE
\$829,000

AGENTS

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AGENCY

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Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

MORE DETAILS

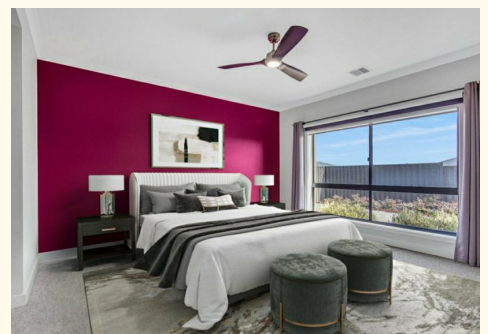
Property ID	MCEFCA
Property Type	House
House Size	305.63 m2
Land Area	946 m2
Including	Ensuite
	Ducted Cooling
	Ducted Heating
	Toilets (2)
	Dishwasher
	Outdoor Entertaining
	Fully Fenced
	Remote Garage
	Solar Hot Water

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FLOOR PLAN

Disclaimer: Whilst every attempt has been made to ensure the accuracy of this floorplan, measurements or doors, windows, rooms and any other items are approximate only. The producer or the agent cannot be held responsible for any errors, omissions or misstatements. This plan is for illustrative purposes only and should be used as such.

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