



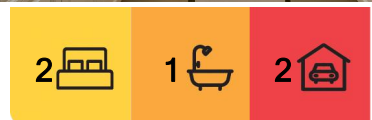
Scamander, 2/1 Cherrywood Drive

Polished villa in sunny location

Perched in the heart of Scamander, lies a charming villa that promises the serenity and comfort desired by young couples, retirees, single parents, and singles alike. With 459 square metres of meticulously landscaped grounds, this attractive brick villa boasts a host of contemporary updates, ensuring a turnkey lifestyle for its next lucky owner.

Stepping inside, you're greeted by the warm embrace of fresh paint and newly laid carpets and flooring, creating a canvas ready for your personal touch. The property features two cosy bedrooms, each with built-in robes, promising restful slumber. The villa has been thoughtfully equipped with a new R/C hot water system, a new wood heater, and a reverse cycle air conditioner, keeping you comfortable through all seasons. Moreover, a substantial 12kW solar system has been installed, offering both environmental and economic benefits.

The heart of the home is the beautifully renovated bathroom, offering a retreat-like experience. New Superglide and Duet Luxaflex blinds throughout, add a touch of elegance



For Sale
\$490,000

View
By Appointment

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and privacy as well as further energy efficiency. The recent addition of a double-glazed sunroom offers a tranquil space to unwind or entertain guests.

Outside, the rear entertaining area invites you to host gatherings or simply enjoy quiet afternoons. The single garage has been transformed into a lined 'man/woman cave', providing a versatile space for hobbies or storage. Completing the exterior is a handy 3x2m garden shed.

Scamander is a long-time favourite family holiday area of the East Coast, gaining in popularity as people follow their heart and the lure of a lifestyle only the East Coast can offer. Facilities just walking distance away include great coffee at your local cafes, supermarket, pharmacy, service station and restaurants. With world-class mountain bike tracks just minutes away, and diving, fishing bushwalking, foodie trails, the vibrant centre of St Helens and stunning beaches all within easy reach, you'll be the envy of friends and family at your new Scamander address.

With parking space for two vehicles, this home delivers both comfort and convenience. Envision your new beginning in this delightful villa, where practical living is infused with elegance and ease.

For your private inspection, call me today.

Rates \$1430 approximately.

More About this Property

Property ID	PR6FN1
Property Type	Villa
House Size	87 m2
Land Area	387 m2
Including	Air Conditioning Toilets (1) Spa Fire Place Outdoor Entertaining Built-in-Robes Fully Fenced Remote Garage Solar Panels

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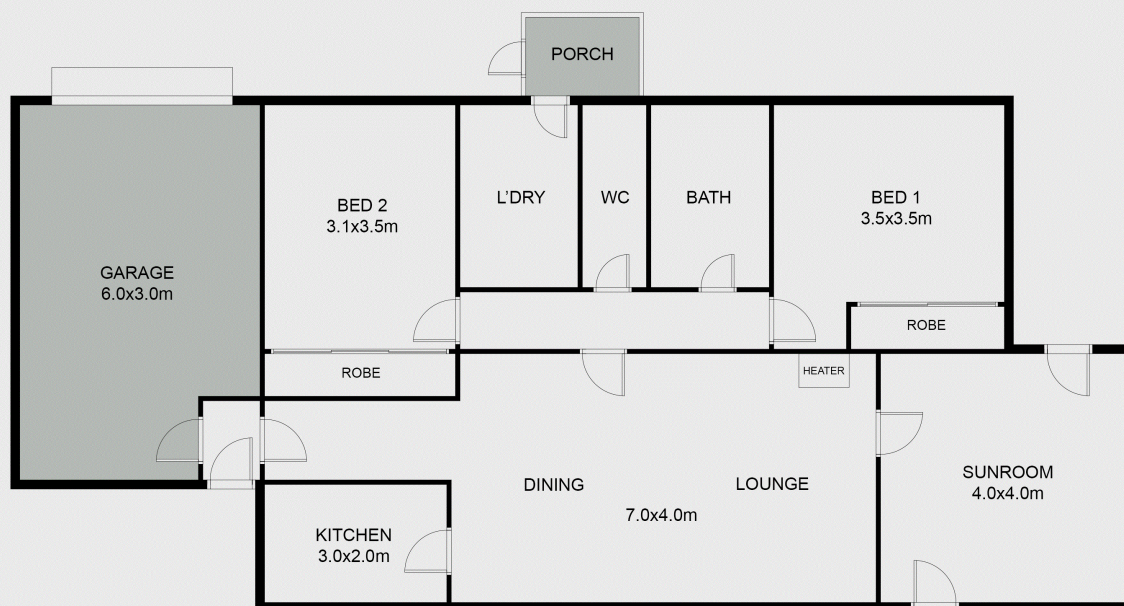


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Unit 2,1 Cherrywood Drive

This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only. LJ Hooker gives no guarantee, warranty or representation as to the accuracy and layout. All enquiries must be directed to the agent, vendor or party representing this floor plan.



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