







1 Nolan Avenue, Southern River

Large Home Facing Golf Course - Spacious Corner Block

Discover a rare opportunity to secure an impressive double storey loft style residence in one of Southern River's most tightly held pockets. Set on a generous approx. 662sqm corner block, this standout family home offers exceptional space, multiple living zones, and a stunning outdoor entertaining area featuring a sparkling pool and spa perfect for relaxed summer living.

From the soaring ceilings and inviting sunken lounge to the private upstairs master retreat, every detail has been thoughtfully designed to deliver comfort, flexibility, and effortless family living. This is a home where you can truly relax, entertain, and grow.

Property Features:

- 4 large double bedrooms
- 2 well appointed bathrooms
- Upstairs master suite with loft retreat
- Sunken lounge with warmth and character
- Spacious open plan kitchen and meals area
- Separate family and games/activity zones
- Tiled flooring to main living areas

4 2 2

FOR SALE
$1,300,000 - $1,400,000

VIEW
By Appointment

AGENTS
Vishal Shorey
0413 746 549
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AGENCY
LJ Hooker Harrisdale
(08) 9398 4000

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

· Solar Panels
· Ducted evaporative air conditioning
· Huge gable patio for all season entertaining
· Sparkling swimming pool with spa
· Double lock up garage
· Prominent corner block with strong street appeal

Location Highlights:

· Within the sought after Harrisdale Senior High School catchment
· Walking distance to The Vale Shopping Centre
· Opposite Gosnells Golf Club with beautiful green outlooks
· Close to Providence Christian College
· Minutes from Southern River Square, ALDI, Bunnings, and local caf&aecute;s
· Surrounded by parks, walking trails, playgrounds.
· Easy access to public transport and major road connections

For further information contact Vishal Shorey – 0413 746 549.

DISCLAIMER: The information contained herein has been supplied to us and we have no reason to doubt its accuracy, however we cannot guarantee it. Accordingly, all interested parties should make their own enquires to verify the information.

MORE DETAILS

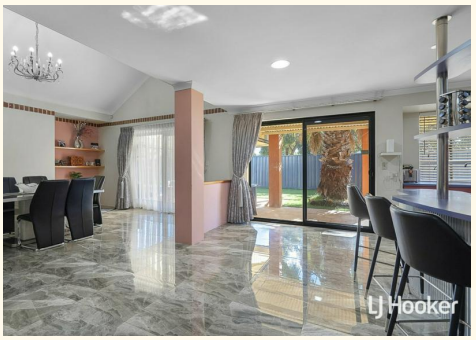
Property ID	2UQJ00
Property Type	House
Land Area	662 m2

Vishal Shorey 0413 746 549
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