



Success, 1 Tongaroo Boulevard

The Ultimate Family Home

Nestled in a prime location and set on 523sqm of land, this stunning four bedroom and two bathroom family home offers the perfect blend of style, comfort, and convenience. Boasting multiple living areas, spacious bedrooms, and a beautiful outdoor entertaining space, this home ticks all the boxes for modern family living.

Step through the grand double-door entrance and be greeted by a warm and inviting atmosphere. The master bedroom features his-and-hers walk-in robes and its own ensuite, complete with a spa bath, shower, vanity, and separate W/C. The additional bedrooms are equally impressive, with timber flooring throughout and built-in robes in two of the rooms.

The open-plan family, meals, and games area showcases stunning Blackbutt flooring, stylish timber blinds throughout and an abundance of natural light. A separate formal lounge offers a cozy retreat, ideal for quiet evenings or entertaining guests. The modern kitchen is a chef's dream, equipped with a dishwasher, gas cooktop, electric wall oven,

4 2 2

For Sale
\$799,000

View
ljhooker.com.au/2SSTG5X

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range hood, walk-in pantry, and breakfast bar. Thoughtful details such as feature lighting, a tiled splashback, and a shopper's entrance add to its appeal.

Step outside to the beautifully landscaped backyard, where a pitched patio with a ceiling fan provides the perfect setting for outdoor entertaining. The limestone-paved area overlooks reticulated lawns and gardens complete with a tranquil water feature.

WHAT YOU WILL LOVE:

- Ducted Reverse-Cycle Air Conditioning
- Solar panels for energy efficiency
- Double auto garage
- Gas storage HWS
- Functional laundry with built-in benches, overhead cupboards, and a walk-in linen closet
- Reticulated lawn and gardens
- Pitched Patio Outdoor Entertaining Area
- Located just minutes from local schools, shopping centers, and medical facilities, this home offers unparalleled convenience for busy families.

WHAT YOU NEED TO KNOW:

Council Rates: \$2200 p/annum APPROX.

Water Rates: \$1404.05 p/annum APPROX.

Currently Tenanted

School Zone: Atwell College & Success Primary School

4.3km from Cockburn Gateways Shopping Centre

Contact Victor Paz on 0413 644 202 today for more information!

*disclaimers: Whilst every care has been taken in the preparation of the marketing for this property, accuracy cannot be guaranteed. Prospective buyers should make their own enquiries to satisfy themselves on all pertinent matters. Details herein do not constitute any representation by the Seller or the Seller's Agent and are expressly excluded from any contract.

More About this Property

Property ID	2SSTG5X
Property Type	House
House Size	199 m ²
Land Area	523 m ²

Victor Paz 0413 644 202

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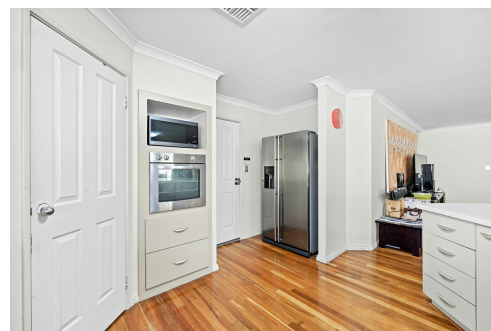
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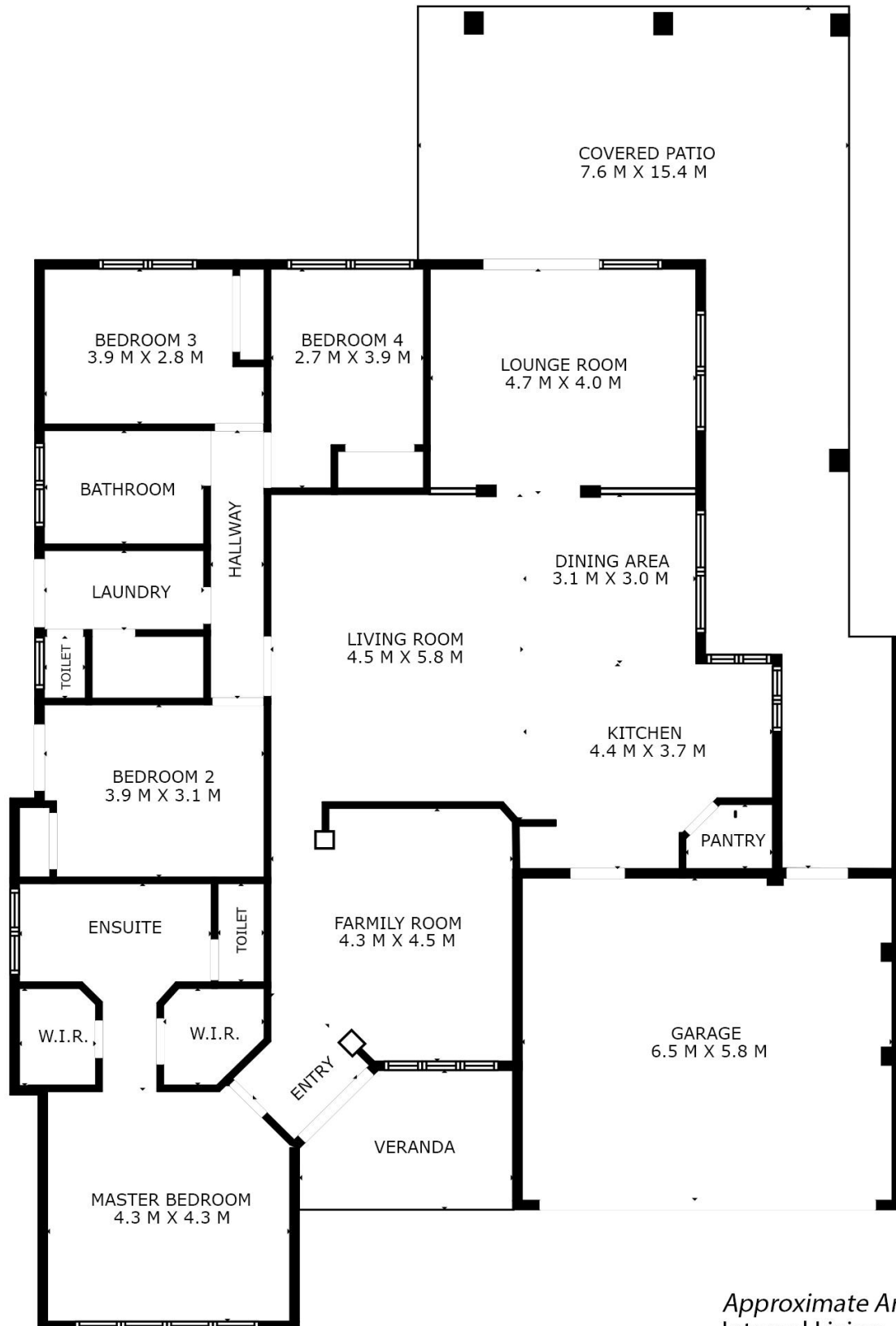
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Approximate Areas	
Internal Living	199m ²
Patio	60m ²
Garage	38m ²
Total Lot Size	523m ²



1 Tongaroo Blvd, Success

This floor plan is for illustrative purposes only. While every effort has been made to provide an accurate representation, all measurements & other information are approximation only.
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