





234B Sayers Road, Truganina

Premium Ex-Display Home in an Outstanding Location

The Property
Welcome to 234B Sayers Road, Truganina. Showcasing premium ex-display quality and contemporary family living throughout, this magnificent residence by Carlisle Homes presents an exceptional lifestyle opportunity within the highly sought-after Gateway Estate. Offering a spacious single-level design, the home comprises four bedrooms, two separate living zones and a stunning covered alfresco, perfectly blending style, comfort and modern appeal. Beautifully enhanced by quality finishes, a seamless indoor-outdoor layout, this remarkable residence is perfectly positioned moments from quality schools, shopping centres, parklands, public transport and easy freeway access.

The Point of Difference
- Exuding space and contemporary design, the home boasts a dedicated theatre room alongside an expansive open-plan family and dining domain enhanced by natural light and a warm inviting ambience.
- Comprising four spacious bedrooms, the luxurious main retreat is privately positioned and complemented by a spacious walk-in robe and an elegantly appointed ensuite featuring dual vanities and an

4 2 2

FOR SALE
$795,000 - $865,000

AGENTS
Patrick Bowen
0414 643 705
patrick.bowen@ljhooker.com.au

Silvana Masalkovski
0448 846 629
silvana.masalkovski@ljhooker.com.au

AGENCY
LJ Hooker Point Cook
(03) 9975 7080

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

oversized shower, while the remaining bedrooms are fitted with built-in robes and serviced by a beautifully finished central bathroom.
- Anchoring the home with timeless style, the designer kitchen is impeccably appointed with quality stainless steel appliances, a 900mm gas cooktop, expansive stone island bench with breakfast bar seating, walk-in pantry and extensive cabinetry and preparation space throughout.
- Extending seamlessly from the main living domain, the covered alfresco creates a private outdoor haven, offering an exceptional setting for entertaining and outdoor enjoyment.
- Further highlights include refrigerated cooling, ducted heating, a separate laundry, double-car garage with internal access, premium fixtures and fittings, quality window furnishings and an array of impressive inclusions throughout.

The Point of Interest
Positioned within the highly sought-after Gateway Estate, this exceptional residence offers a lifestyle of superb convenience and family appeal in one of Truganina's most well-connected pockets. Zoned to Dohertys Creek P-9 College, the home is moments from quality childcare facilities, local parklands, playgrounds, walking trails and sporting reserves. Residents will enjoy close proximity to Wyndham Village Shopping Centre, Williams Landing Shopping Centre and Pacific Werribee, along with nearby cafés, dining precincts and everyday amenities. Convenient access to public transport, Williams Landing Train Station and the Princes Freeway via Sayers Road completes the appeal of this beautifully appointed home.

Note. All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent. Any school zoning stated based is on www.findmyschool.vic.gov.au as of 15/05/26.

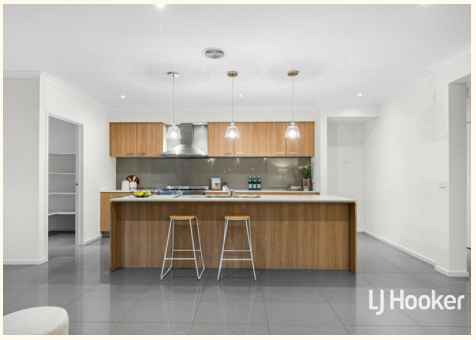
MORE DETAILS

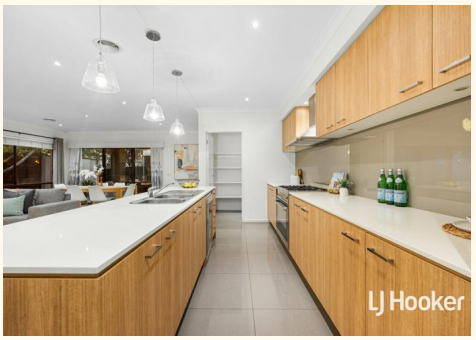
Property ID	2JH5HGH
Property Type	House
Land Area	481 m2

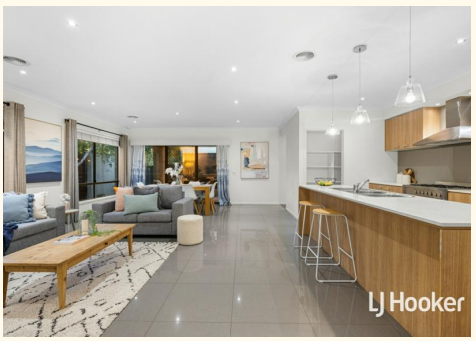
Patrick Bowen 0414 643 705
Licensed Estate Agent, Auctioneer | patrick.bowen@ljhooker.com.au
Silvana Masalkovski 0448 846 629
Director | Licensed Estate Agent |
silvana.masalkovski@ljhooker.com.au

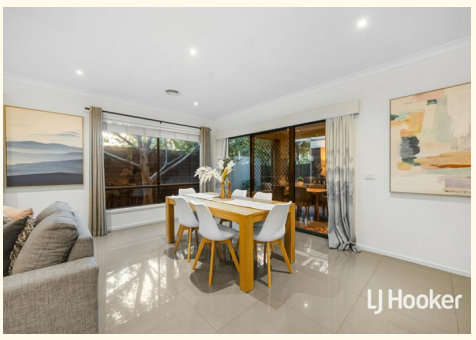
LJ Hooker Point Cook (03) 9975 7080
Shop 211, 4 Main Street, POINT COOK VIC 3030
pointcook.ljhooker.com.au | pointcook@ljhooker.com.au



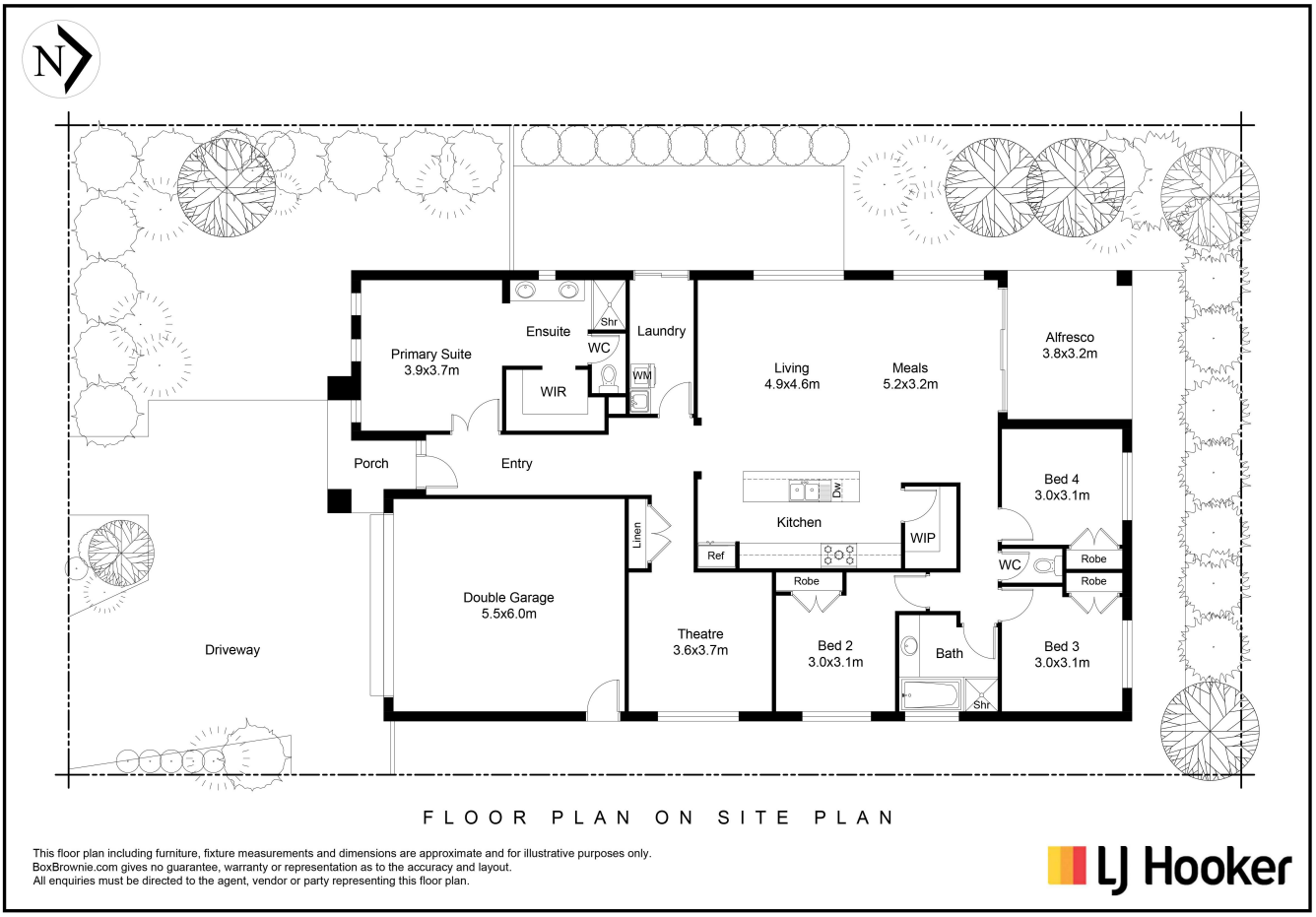








All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.



FLOOR PLAN ON SITE PLAN

This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only.
BoxBrownie.com 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.

LJ Hooker

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