






13 Parry Parade, Wyong

## Luxury Living with Spectacular Views —A True Resort-Style Retreat

Capturing a breathtaking outlook over the lush 16th fairway of Kooindah Waters Golf Club, this immaculately presented home delivers an enviable blend of comfort, style and lifestyle. The home is nestled within the prestigious Kooindah Waters residential estate, Hotel, golf and spa resort. By being part of this community precinct, this modern sanctuary offers low-maintenance living without compromise, just 10 years young and meticulously cared for is this Masterton Cello home.

Offering 3 spacious bedrooms, with built-in robes, the master suite is a private haven with its own walk-in robe and stylish ensuite. Step inside to discover a bright and spacious interior where natural light floods the open-plan design. The heart of the home is the expansive kitchen including Blum Kitchen design which features Servo-drive cupboards soft close drawers and inner drawer dividing system. Other inclusions are quantum quartz bench tops, walk-in-pantry, quality kitchen appliances including a gas 900 mm cooktop plus a dishwasher.

A separate media room provides the perfect place to unwind, catch the game or binge your favourite shows in comfort.

3  2  2 

**FOR SALE**  
\$1,125,000

### AGENTS

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### AGENCY

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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**

Every detail has been carefully considered from ducted air conditioning to 2650 mm ceilings, tabled ceiling in the wide hallway completes with solar skylights, built-in laundry cabinetry, and the private, fully fenced backyard.

Flowing seamlessly through screened double sliding doors from the main living area is the covered alfresco complete with outdoor blinds and a ceiling fan. Entertaining is effortless all year-round. The private backyard features a stacked stone tranquil water feature with fountain enhancing the atmosphere, New Zealand schist rock garden beds, synthetic turf and lush landscaping for easy care and ultimate relaxation.

Beyond your door, enjoy the unparalleled benefits of the private community facilities. Take a swim in the heated indoor pool or the outdoor pool, stay fit in the gym, relax in the Sauna play a game of tennis, or simply stroll the extensive walkways through the grounds of this exclusive estate and Golf course precinct.

To take full advantage of this location become a member of the Craig Parry designed Golf Course and after completing a round of golf, freshen up before meeting friends and family for a meal or drink in the Mercure Hotel Karinyas Restaurant and Wine Bar.

Whether you're seeking a peaceful lifestyle upgrade or the perfect place to entertain and unwind, this stunning home ticks every box. Luxurious, low-maintenance, and lifestyle-rich, it's everything you've been looking for.

Inspection is a must-this one won't last!

## MORE DETAILS

Property ID	15ECFNA
Property Type	House
Land Area	374 m2
Including	Pool Tennis Court Gym Dishwasher Built-in-Robes Fully Fenced Remote Garage

### David Peters 0409 655 975

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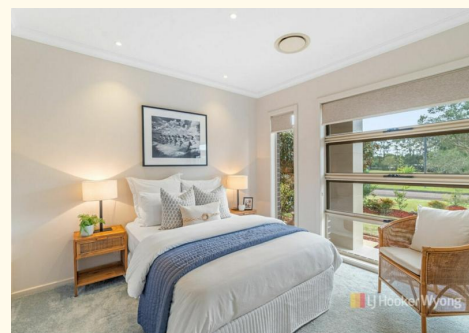
### Lachlan Peters 0411 988 356

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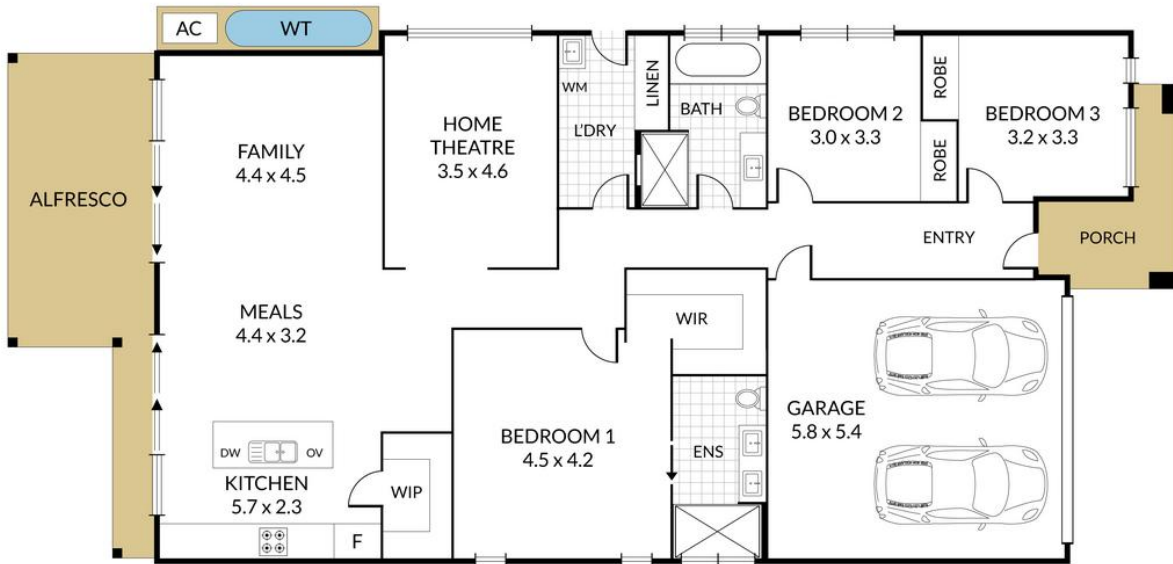


Internal 183m<sup>2</sup> External 26m<sup>2</sup> Total 209m<sup>2</sup>

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3 x 2 x 2 x



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