



Fabulous Family Home Close to Facilities



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15 Garnet Crescent, Flagstaff Hill

Sold for \$415,000 (Dec 13, 2019)

Ideally located close to schools, shopping and public transport, this immaculate family home comes with many extras and is sure to impress families in search of space and comfort in a convenient location.

From the contemporary layout which features 3 bedrooms and 3 versatile living zones, through to the fabulous enclosed outdoor entertaining room and well-maintained yard which features a large powered shed (6m x 3.8m approx.), this fantastic home offers so much and is ready to move in and enjoy.

Comprising excellent family accommodation with 3 bedrooms, each with built-in robe. The master is located at the front of the home and is separated from the two other bedrooms by the updated 3-way bathroom which features spa bath, separate vanity, and separate w.c.

There's room for all the family in the L-shaped living and meals area off the front entry, and a good size open-plan family room featuring large breakfast bar has access through to the outdoor entertaining area as well as separate access to the large laundry. A real surprise is the bonus of a 3rd living space located off the lounge providing a multi-functional room perfect for a young growing family looking for valuable extra space.

At the hub of the home the roomy well-equipped kitchen overlooks the family room and

Property ID:	L713194
Property Type:	House
Carports:	2
Land Area:	617.0 sqm

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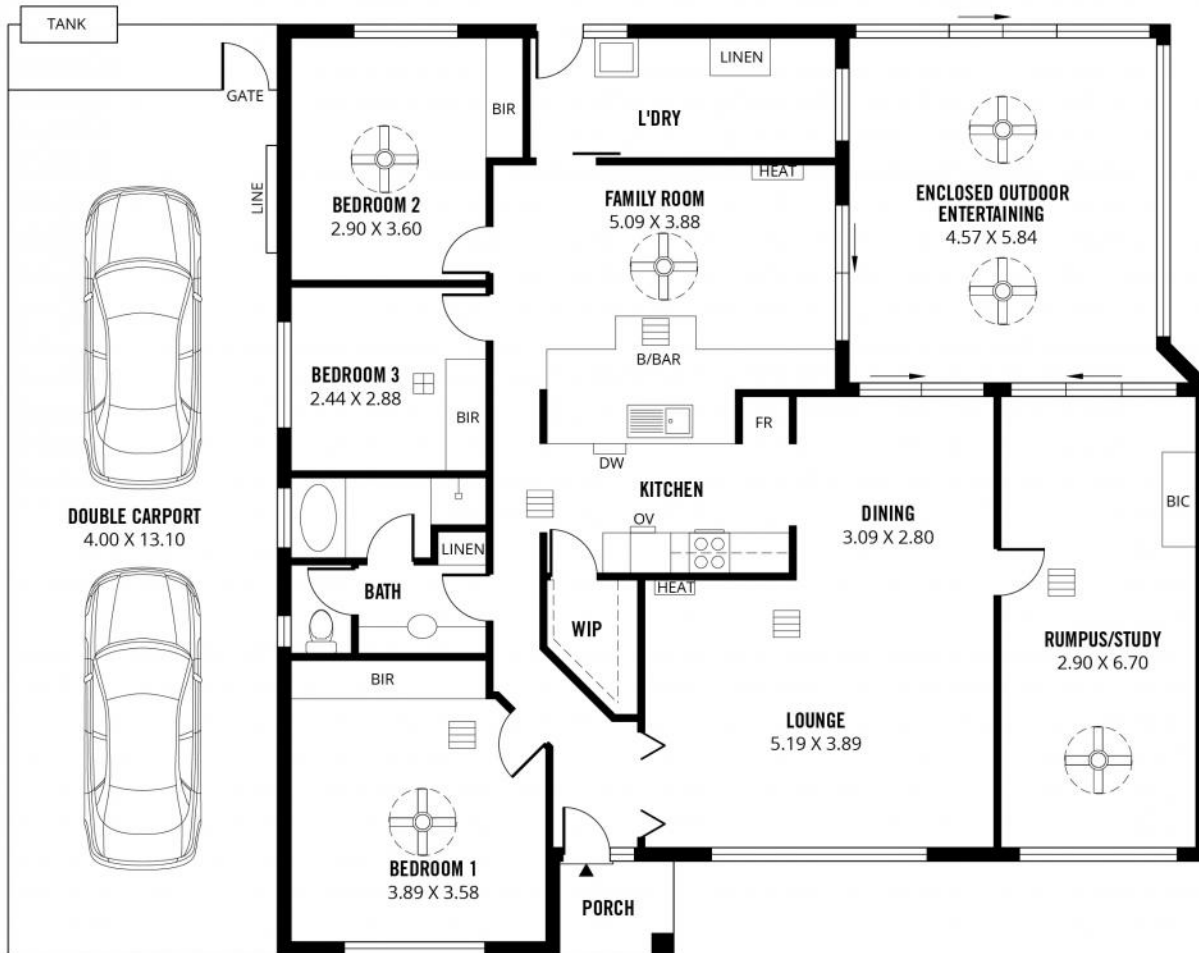
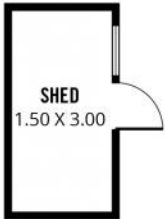
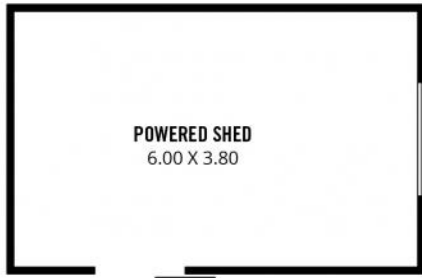
comes fully fitted with large walk-in pantry and has ample bench-top and storage space including soft closing draws and slide out pantry. Quality extras include Smeg gas cook-top, Smeg electric oven, Miele dishwasher, and water temperature control system (temperature control also to bathroom).

For year-round comfort there is ducted evaporative air-conditioning, gas heating, as well as 4 internal ceiling fans.

Outside offers some very impressive features too! The fantastic pitched roof outdoor entertaining area with dual ceiling fans, mist spray system for hot summer days, and fully enclosable with adjustable screens and sliding door, presents a great indoor/outdoor room where you can entertain family and friends in complete comfort all year-round.

Situated on a very well presented 617sqm approx. allotment with easy-care lawn area for children and pets, and double length covered car parking with handy 2nd driveway. Add to this an extensive number of window roller shutters, large powered shed, small garden shed, irrigation system, 2 rainwater tanks (one with pump) & much more.

Put simply this is a great family home with many extras, situated in a very convenient location to facilities. Inspection will impress! Phone Alan of Raine & Horne Morphett Vale for further details. RLA144653.



Scale in metres. This drawing is for illustration purposes only. All measurements are approximate and details intended to be relied upon should be independently verified.

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