



CARLTON
10 Shamrock Court

3  1  1 

QUALITY NEW HOME WITH THE WOW FACTOR

This beautiful brand new home has all the quality and taste to suit the most fastidious buyer. From the moment you walk up onto the generous covered timber deck with the open fire and unique design for the wood storage you are wowed by the first glimpse of the thought and design that has gone into the home.

Stepping through the bi-fold doors that lead into the living area you are immediately drawn to the personally designed gorgeous timber light fitting which compliments the Hoop Pine plywood ceilings and Tas Oak wooden floors. The all white kitchen with its clean lines and hint of timber through the benches and drawers creates a beautiful but practical work space complete with breakfast bar and modern stainless steel appliances. Opposite the kitchen is a fantastic walk-in butler's pantry providing plenty of room for groceries and that extra storage. Next door is a playroom/study/fourth bedroom, a wonderful space for the children to play close to you, also providing that extra sleeping room for family and friends.


Moving along the passage is a state of the art bathroom complete with floor to ceiling tiles, walk-through powder room area with separate w/c and vanity, and following through into the main bathroom with large walk-in shower, vanity, built-in bath with lovely timber surrounds incorporating storage.

The spacious hideaway laundry is tucked neatly away in the hallway with a generous linen cupboard to the side. They are neatly positioned between the second and third bedrooms that host lovely large recessed windows which create innovative window seating and drawer space right along the wall to the built-in robes. Great storage for both children's bedrooms. The main double bedroom also has the lovely long recessed window creating desk space with adjoining shelving as well as large built-in robes.

| | |
|-----------------------|----------|
| Property ID: | 20664416 |
| Property Type: | House |
| Garages: | 1 |

AGENT

Anne Stuart

 0418125676

 anne.stuart@sorell.rh.com.au

A cosy wood-heater in the living area keeps the home toasty throughout the winter months along with the open fire out on the deck for year round entertaining. There is also a reverse-cycle heat pump to keep the home comfortable throughout all seasons. A good size garage allows one car and plenty of room for that much needed workshop and storage space.

The many features of this beautiful home are well designed and very practical. The external of the home is matt colorbond with White Cyprus Timber that has a life span of over fifty years and is completely maintenance free. There are two large water tanks fed from the home and another attached to the garage. With lawns and gardens surrounding the home, there is also plenty of blank canvas to add your own fruit trees, veggie garden and plants to create your own tranquil oasis. The home is also fully fenced creating a safe haven for the children and pets.

With beautiful surf and swimming beaches, boat ramps, shopping precinct, school, transport, Tavern, pretty much all you need a mere few minutes drive away, this amazing quality new home is a must for people looking to live in a relaxing home offering a definite wow factor.

For your immediate inspection, please call Anne or Warren today.

