



**Graham  
Lynham**  
REAL ESTATE



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**PRICE GUIDE:** \$525,000.00

Area: 900 m2

## Distinctive Design

Promising an incredible family lifestyle in one of the area's nicest pockets, this impeccably presented home will not fall short of your expectations. Several spacious living areas is the signature attribute of this distinctive design of home.

### THE PROPERTY

- 5 spacious bedrooms or 4 + Study (all have built in robes)
- Large open plan living area
- Theatre room
- Rumpus room which opens up to patio
- Dining area
- Beautiful modern kitchen with neutral tones
- Quality appliances
- Kitchen opens up to huge patio through large slider doors
- Master bedroom is privately located with Ensuite & WIR
- Ensuite has beautiful double vanity, corner spa & large shower
- Three way main bathroom



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**OFFICE**

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