



22 Parklands Avenue Heathcote, NSW



## Immaculate four bedroom family abode

Beautifully presented this superb property features a formal lounge and an open plan living, dining and kitchen which flows effortlessly to a large alfresco deck. Large families will love the versatility of four bedrooms, plus the addition of a self-contained studio. A level yard, drive through double garage, ducted air-con and three-phase power add to the premium lifestyle it affords.

- Formal lounge plus open plan living and dining with a generous alfresco deck
- Gourmet five burner gas kitchen, walk-in pantry, dual oven/microwave oven
- Four large bedrooms with built-ins and ceiling fans, master with walk-in robe
- Self-contained studio with double bedroom, living/dining, kitchen and bathroom
- Two bathrooms, main with tub, separate toilet and access to the master bed
- Large covered alfresco deck with café blinds, private level yard, paved area
- Drive through double garage, attic storage, three-phase power, ducted air-con
- Just metres to Heathcote East Public School, popular walking tracks close by

**Price:** Contact agent

**Council Rates:** \$453.40 p/q

**Water Rates:** \$171.41 p/q



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Heathcote

STONE



The site plan and floor plan are not to scale; measurements are indicative and in metres. Bushes and trees are placed for illustration purposes. Plans should not be relied on. Interested parties should make and rely on their own enquiries. All other information provided has been collected from reliable sources but cannot be guaranteed for accuracy.



Ground Floor



First Floor



The floor plan is not to scale, measurements are indicative and in metres. All features included in this 3D plan are for inspiration purposes only. This is not an exact replica of the property or the position of exterior elements. Plans should not be relied on. Interested parties should make and rely on their own enquiries.