

Sold



45 Kahana Parkway, Butler



## UNDER OFFER

UNDER OFFER IN FOUR DAYS: No Home Opens, Two Private Viewings, Thinking Of Selling? Contact Mayfair Property Services 9407 9188. The Right Way To Sell Real Estate, Qualified Serious Buyers.

### OPEN BY APPOINTMENT ONLY.

This Home Offers So Much At A Price That You Cannot Ignore. Boasting a stunning park outlook this light filled family home is the perfect choice for relaxed family entertaining. Designed for living and entertaining in style, with a timeless appearance this unique home impresses upon entry. Shady and cool the entry and formal lounge are filled with character which continues through to the hub of the home, the kitchen, family, meals area with wood burner for those cosy nights in, which looks out onto the alfresco area which breathes in the outdoor aroma. The master bedroom with deep W.I.R. & master en-suite is neatly positioned at the opposite end of the home to the three further double bedrooms & activity/study, giving the parents the privacy they deserve. A family bathroom, separate cloakroom & laundry gives this home the finishing touches.

Outside the pitched roof pergola with cafe blinds will have you entertaining all night long which extends out onto the grassed area of this 593 sqm block giving you enough space for that below ground pool & still room for the kids to play. Located within easy walking distance to primary, senior schools, shops & only a few steps away from public transport giving you easy access to Butler train station & Clarkson's new shopping precinct. This truly is the perfect home for the family to sit back, relax & grow into. Bargain Buying In A

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**Price** SOLD for \$470,000  
**Property Type** Residential  
**Property ID** 407

### Agent Details

Clint Evans - 0435 022 129

### Office Details

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**MAYFAIR**  
PROPERTY SERVICES

Great Location

Accommodation:

Welcoming Entrance Hall

Formal Lounge

Kitchen/Family/Meals with Wood Burner

Master bedroom with Deep W.I.R. & master en-suite

Three Further Double Bedrooms all with B.I.R.

Activity/Study

Family Bathroom Suite

Separate Cloakroom

Laundry

Features:

Plantation shutters throughout most of the property

Air-con

Wood Fired Burner

Pitched Roof Alfresco with Cafe Blinds

Double Remote Garage

Gated side access to both sides of the home

Reticulation

Stainless steel Appliances to Kitchen

593 sqm block

Space for Below ground Pool

Solar Hot Water System

Love This Home? Priced To Sell, Sellers Ready To Move

Call Mayfair Property Services on 9407 9188 or Clint Evans 0435 022 129

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