

Sold



28 Litchfield Cres, Carramar



## HOME OPEN BY APPOINTMENT

Andrew and Liselle from Team Thompson have the pleasure in presenting 28 LITCHFIELD CRESCENT CARRAMAR

*Stylish family home with 4 massive bedrooms, 3 bathrooms plus home theatre, deluxe kitchen and spacious open plan living areas.*

*Alfresco entertaining overlooking below ground pool and cabana.*

*No expense has been spared on this stunning family home please contact to arrange a time to view.*

*Elevated location set in one of Carramar's premier streets*

*Stylish street appeal with secure solid front wall, feature paving and lawn area for kids to play*

*Solid feature door entry to foyer*

*Study recess / home office to the front of the home*

*Spacious master bedroom with extra-large walk through robe (with inbuilt shelving and cupboards)*

*Stunning ensuite with extra length twin shower (with glass door screen),*

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<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	27208

### Agent Details

Jonathan Marlow - 08 9402 2299

### Office Details

Xceed Real Estate - Sales  
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**XCEED**   
REAL ESTATE

*separate vanities with stone benchtops, free standing extra deep bath, full height tiling and all finished with the finest of fixtures and fittings throughout*

*Bedrooms 2 is double in size with WIR and your own ensuite access*

*Bathroom 2 with shower (with glass screen) vanity and toilet*

*3 and 4 are extra-large in size with walk in robes with both having own access to bathroom 3*

*Quality 3rd bathroom with shower (with glass door screen), stone benchtops to vanity, full height tiling and finished with the finest of fixtures and fittings*

*Enclosed home theatre with ample room for the whole family*

*Superb kitchen with extra-large central breakfast bench with stone benchtops and inbuilt cupboards, 900ml free standing oven, 5 burner gas hotplate, rangehood, dishwasher, overhead cupboards, stylish tiled splashbacks, fridge / freezer recess, extra-large walk in pantry and all with quality fixtures and fittings*

*Extra-large open plan meals and living area with sliding door access to outdoor alfresco*

*Well-appointed laundry conveniently set off the kitchen with inbuilt bench and cupboards as well as walk in linen storage (with 4th toilet)*

*High ceilings through out*

*Nothing but the finest of fixtures and fittings throughout including floorcoverings, skirting boards, window treatments, stylish feature doors and superb LED lighting*

*Ducted air-conditioning through out*

*Extra-large alfresco entertaining area with poured limestone paving and feature lighting, all overlooking glassed fenced below ground pool and cabana area*

*6.6kw solar panels*

*Double lockup garage with extra recess for workshop, plus inbuilt storage room as well as internal access to kitchen and door access to backyard*

*239m<sup>2</sup> internal living space*

*Built in 2005*

*Block size: 611m<sup>2</sup>*

*The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.*