



PIARA WATERS
15 Balliol Court - PID: 802637

FROM \$699,000

 4  2  2

ABSOLUTELY BRILLIANT - STYLISH INSIDE AND OUT

What a pleasure it is to present for sale this fabulous modern home. It is brimming with quality fixtures and fitting throughout. The second you enter you will know it's something special. Crisp clean detail and tastefully decorated including porcelain floor tiles, plush carpets, LED lighting and quality appliances.

Four queen or king sized bedrooms with built-in or walk-in robes, fully tiled ensuite with walk in shower, double vanities and separate toilet. The family bathroom is also light and bright with quality fittings. Open plan family, meals, and games room all with high ceilings. The large kitchen has lots of cupboard space, dishwasher, stone bench tops and is beautifully appointed. Buffet bar with 2 drink chillers are also included. More features of this classy home include separate theatre room, study or home office, large laundry with bench top, cupboards and 4 door linen press. Ducted 5 zone reverse cycle air conditioning and quality window treatments are also included.

OUTSIDE IS JUST AS IMPRESSIVE...Timber decking to the front porch, timber decked alfresco which comes complete with stainless steel bbq, gas point and preparation sink. Also included is a superbly finished patio with timber panelled ceiling complete with mood lighting, calming water feature with soft ground lighting, all of which allows year round entertaining. Double remote controlled garage, aggregate concrete to the driveway and entertaining area plus artificial rear lawn all help to keep property maintenance to a minimum.

LOCATION...Quiet cul - de - sac with in easy access to the freeway and Cockburn train station and walking

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