



## MODERN LIVING WITH AN ELEVATED POSITION

With an elevated, sunny position on the high side of the street amongst established gardens, this fabulous brick residence has been carefully designed to make the most of modern day living for you and your family in comfort.

**Council Rates:** \$1,860.00/year (approx)

**Water Rates:** \$175.00 p/q

On the lower level of the home is a great additional living room with its own adjoining bathroom, providing multiple opportunities in the way of a work from home office, teenagers lounge room or extra accommodation when the extended family visit. There is also a large double garage with internal access, ducted air throughout, plenty of storage options and a handy garden shed in the fully fenced backyard.



APPROX : GROSS INTERNAL AREA :- 258 SQM  
 APPROX : GROSS EXTERNAL AREA :- 41 SQM

**GROUND FLOOR**



All information contained herein is gathered from sources we believe to be reliable.  
 We cannot however guarantee its accuracy and interested parties should make and rely on their own enquiries



6 Scullin Court

Hazelbrook

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