Lugtons

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1 Apollo Place, Rototuna North

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Land area	720 m²
Floor size	298 m²
Rateable value	$1,010,000
Rates	$4,294.00

Having started life as a showhome, this Rototuna family home bears the hallmarks of a quality build. Designed with an eye for detail and the ability to stand out from the crowd, the well-designed residence is friendly, functional and flexible, it takes it to the next level . . . executive living. Exceptional indoor-outdoor flow allows for casual movement through the home and relaxed living downstairs and up. A series of stacker doors opens to an extensive courtyard and portico sculpted into the private well landscaped grounds providing privacy as well as a pleasant outlook. The sound system carries outdoors for heightened entertaining. A two-way gas fire brings comfort to both the casual lounge and dining/family area, and the sun has a strong presence. The kitchen island serves as a work and dining station. Cooking and infinity hot water are on gas. The formal lounge is an ideal media room. The guest powder room opens to the downstairs bathroom which is shared by the fourth bedroom. Three double-sized bedrooms upstairs are served by an ensuite and family bathroom. All bathrooms have tiled walk-in showers. An elevated balcony accessed off the master suite and children's bedroom is a quiet place to sit and enjoy the district outlook. There is a separate laundry, plenty of storage and carpeted double garage with a heat pump. Ducted air-con through the home maintains constant comfort. The property has two entrances off the family-friendly cul-de-sac and four car parks. This home is ideally laid out for easy family management, and having been recently repainted inside and out, it is all set for years to come. Rototuna school zoning is highly appealing to families, as is the small quiet cul-de-sac environment where kids congregate with their scooters and play.

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