81 New Borman Road, Huntington

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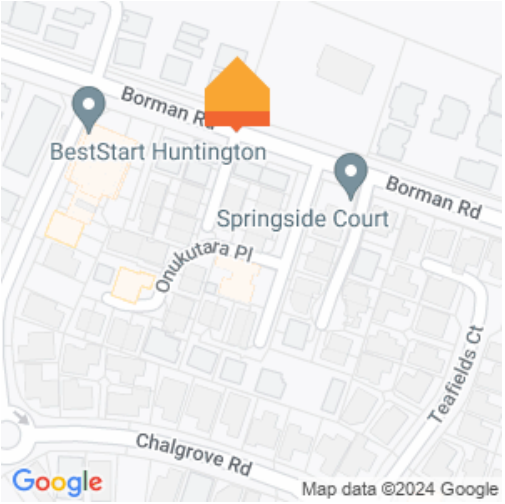
Showcasing a contemporary facade, designer detail and carefully zoned living areas, this four bedroom home is superbly crafted for family living. With a total floor area of 250m2, there is smooth flow between zones and thoughtful separation between recreation and accommodation. Living is light-filled and instantly inviting. The restful lounge is perfect for quiet relaxation while the spacious activity hub, which has a warm embracing sense of connectivity, combines areas for casual living, dining and meal preparation. A focal point is the entertainer's kitchen. This classy work station features quality cabinetry, appliances and counter tops; generous innovative storage; and a fabulous scullery that opens outdoors and has a window above the sink. Gas hobs feature in both the main kitchen and scullery to offer exceptional cooking options. Bedrooms ease off wide hallways and provide superb retreats for a large family. All are double-plus, supported by double wardrobes. The master suite is a spacious haven for parents, serviced by a fully tiled ensuite containing dual vanities and a walk-in dumper shower, a walk-in robe, and patio access. A carpeted double garage and off-street parking take care of vehicles. The laundry is separate. Designed for energy efficiency, the home has ducted central gas heating, gas infinity hot water and natural warmth. Built by Giles Homes Ltd, this feel-good residence is double glazed, has tiled service areas, tray ceilings in the living areas, plumbing for central vac, and an alarm for peace of mind. It graces a fully fenced landscaped corner site and delivers a very attractive profile in an upmarket neighbourhood. Lying in desired north Hamilton, moments from transport routes, this upscale home is well located for quality education, retail and urban services, parks and main transport.

Land area	641 m²
Floor size	250 m²
Rates	$3,336.03