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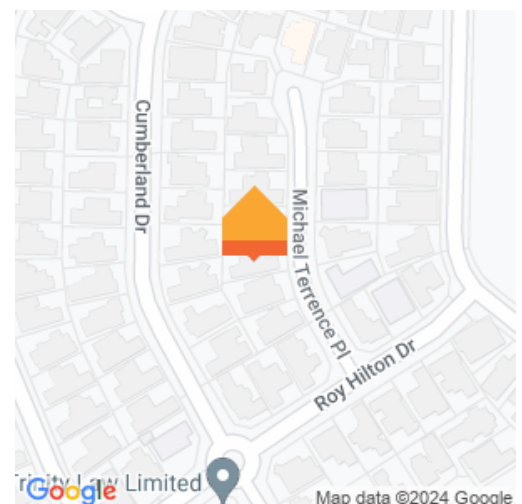


## 7 Michael Terrence Place, Flagstaff

An outstanding compilation of entertaining and high-end executive accommodation blending with verve and vitality in a burgeoning and progressive North Hamilton cul de sac. Crafted with distinction by Grant James, every aspect of this 2014 single-level beauty by Linden Homes will impress, excite and delight. Step through a double-door entrance into a light-filled atrium moving into wide open primary social zones centred around a designer kitchen indulging the chef with expanses of engineered stone benches, Smeg appliances and scullery. Casual relaxation or the more occasions are addressed by integrated dining/family-room and a separate second lounge progressing through two sets of sliders to a covered portico or sunny exposed patio. Friends and family find sanctuary in four bedrooms where the master enjoys Jack & Jill walk-ins, beautifully appointed ensuite plus personal patio access while an exquisite main bathroom with spa-tub and under-tile heating services family bedrooms. Warm, relaxing and inviting with ambience enriched by soft interior lighting complemented by neutral tones while exteriors project road-side panache in blonde brick and timber insets and manicured lawns. Located in a quiet cul de sac completed by internal access double garage, secure child/pet-friendly rear yard with low-maintenance requirements both outside and in.



Land area	730 m <sup>2</sup>
Rateable value	\$1,000,000
Rates	\$5,185.78



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