

## Your home is worth more with Lugton's







This great home has been completely updated, it's been painted throughout, has new carpet, a fresh kitchen, insulation top and bottom, its had a bathroom upgrade and even a brand new hot water cylinder!

The large living room fits everyone comfortably with heaps of room to put your feet up, nip through the dining to the kitchen with heaps of storage plus an extra scullery style space to keep things tidy. The living area is well warmed by the free standing fire. Head up the hall to three bedrooms and the updated bathroom and the end of the inside tour. Outside, you will see that the house is well positioned for sun on a flat section with the kitchen getting the morning rays and the living space getting the afternoon sun. The double garage with room for a workshop or toys will appeal to those seeking safe secure hobby space. You'll be glad you visited, we promise. Call Dave for a private viewing or we will see you at an open home.

**Land area** 607 m<sup>2</sup> **Rates** \$3,191.05

