

**11 Lancashire Road, Warragul, Vic 3820**

@realty

**House For Sale**

Thursday, 26 December 2024

11 Lancashire Road, Warragul, Vic 3820

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Melissa Ahearn  
0409183763

## **\*\*Stunning 4-Bedroom Home with In-Ground Pool and Shed\*\***

Step into this stunning 4-bedroom, 2-bathroom home, just 2 years old, offering a harmonious blend of style, comfort, and functionality. Nestled on a generous 700m<sup>2</sup> block, this property is perfect for families, entertainers, or anyone seeking their own slice of paradise. From the moment you arrive, you will be impressed by the beautifully landscaped, low-maintenance front yard with its lush green lawn and garden. A double garage provides ample vehicle space, while secure parking and side access ensure convenience and peace of mind.

**Key Features You will Love:**

- Spacious Living Areas:** Three versatile living zones, filled with natural light, create a warm and inviting atmosphere for relaxation or entertainment.
- Modern Kitchen:** The heart of the home features sleek appliances, a walk-in pantry (WIP), built-in dishwasher, and ample bench and storage space. The open-plan design flows effortlessly into the dining area, ideal for family meals or hosting guests.
- Flexible Rumpus Room:** Use this extra living space as a home theatre, games room, fifth bedroom, or home office to suit your lifestyle.
- Luxurious Bedrooms:** \* Master suite with walk-in robe (WIR) and private ensuite with a double vanity and dual shower. \* Three additional bedrooms with built-in wardrobes and plush carpets for ultimate comfort.
- Outdoor Highlights:** **Private Oasis:** Take a dip in your sparkling in-ground salt-water, self-chlorinating pool, featuring high-efficiency heating and a pool cover - perfect for warm summer days and year-round enjoyment. **Entertainment Area:** An undercover alfresco area offers the ideal setting for BBQs, celebrations, or simply relaxing with loved ones. **Fully Fenced Yard:** A secure and safe space for kids and pets with high fences and lush surrounds, the perfect space for unwinding and enjoying the peaceful surroundings. **Large Shed with Side Access:** A 6.5m x 4m shed with a 3.2m gable roof, power, and remote door provides extra storage, a workshop, or a mancave. Side access is perfect for parking cars, caravans, or trailers.
- Versatile Garage for Every Need:** This impressive garage is more than just a place to park your car. Featuring an insulated electric roller door, sleek downlights, and split system heating and cooling, it's a highly versatile space that adapts to your lifestyle. Whether you envision it as a home gym, a functional workshop, or a serene wellness retreat, this garage offers the comfort and practicality to make it a reality - all within the convenience of your own home.
- Eco-Friendly Comfort and Features:** \* **Solar Panels:** A 13kW solar system reduces your energy bills and your carbon footprint. \* **Year-Round Comfort:** Ducted refrigerated air conditioning and ducted heating keep you comfortable in every season.
- Prime Location:** Situated in the idyllic town of Warragul, this home offers a serene lifestyle without sacrificing convenience. Enjoy being a short walk to schools and playgrounds, with shops and other amenities just a quick drive away.

Don't miss this incredible opportunity to make this dream home yours. Contact us today to arrange a viewing and start the next chapter of your life in style!