

**197a Farmborough Road, Farmborough Heights,  
NSW, 2526**

THE AGENCY

**House For Sale**

Monday, 25 November 2024

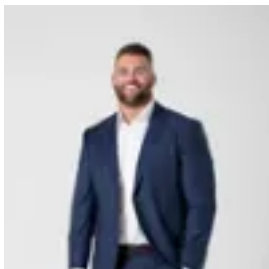
197a Farmborough Road, Farmborough Heights, NSW, 2526

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Joel Thompson

## **Private, Spacious, and Perfectly Positioned**

Occupying a generous 1106sqm parcel with stunning views of the lake and ocean, this exceptional residence offers the perfect blend of comfort, style, and convenience. Situated just minutes from local schools and transport options, it provides a family-friendly lifestyle in a peaceful setting with easy access to all amenities.

Nestled in a quiet, private location with no rear neighbours, the home enjoys a sense of tranquillity while still being close to everything you need. Inside, the spacious, light-filled interiors flow seamlessly, with an open-plan design ideal for modern living and entertaining. Beautiful polished pine floors, large picture windows, and air conditioning create a bright, comfortable environment throughout.

The well-appointed kitchen features a bold central island and built-in dishwasher. There are four generously sized bedrooms, including a master suite with a walk-in robe and ensuite, offering a peaceful retreat. A sparkling family bathroom, an extra toilet downstairs, and a separate laundry provide added functionality for family living.

The fully landscaped backyard is a highlight of the property, creating a serene outdoor space for relaxation or entertainment. The spacious alfresco deck provides sweeping district views, perfect for alfresco dining or enjoying the surrounding scenery.

### **Key Features:**

- Solar panels for energy efficiency and sustainability
- Workshop space for hobbies or storage
- Large carport providing ample parking
- No rear neighbours, ensuring privacy and seclusion
- Fully landscaped backyard designed for outdoor living and relaxation
- Alfresco deck with panoramic views of the district
- Two bunkers/workshops and garden shed
- Modern kitchen, open living areas and ducted A/C

Conveniently located just moments from Unanderra town centre, 15 minutes from Wollongong, and with easy access to Sydney, this home offers the perfect balance of quiet living and city proximity.

This property presents a rare opportunity to enjoy modern comforts, expansive views, and an unbeatable location – an ideal choice for those seeking a luxurious and relaxed lifestyle.