

4 Lomandra Lane, BRAEMAR, NSW 2575

Executive 5 bedroom family entertainer! 654sqm block

This immaculate five bedroom family home is situated opposite a tranquil nature reserve bursting with native wildlife. The home is only three years young and ready to become your dream home. Internal features include master bedroom with walk in robe and ensuite with floor to ceiling tiles and large double Hamptons wall hung vanity. Separate private theatre room. 2.7 metre ceilings throughout and large windows which allow natural light to shine through. The main bathroom continues the Hampton style with floor to ceiling tiles, wall hung vanity and a massive freestanding bath to relax all the days stress away. The intelligent design positions the remaining four bedrooms down its own separate end complete with kids media room (providing valuable separate quiet time!) and three of these rooms are queen size. The fifth bedroom could also be a great study or office. The beautiful Hamptons inspired kitchen has 40mm Caesarstone bench tops with waterfall edge, island bench with dual sink, five burner gas cooktop, large 90cm electric oven, dishwasher, and huge walk-in pantry. The open plan family/dining room leads out to the expansive north and west facing spotted gum deck, enjoying all day sun. Laundry with ample storage. Ducted reverse cycle air conditioning for all year comfort. Instantaneous gas hot water and lounge heating point. Double lock up garage. 2 x 5000 litre water tanks. All this on an easy care 654m² block with massive 33 metre frontage. Ample off street parking and plenty of room for the boat or caravan. Enjoy a serene setting and only minutes from Mittagong town centre and the M5 freeway for easy commute to Sydney.

TYPE: Sold

INTERNET ID: 102P1480

SALE DETAILS

Contact Agent

CONTACT DETAILS

Elders Real Estate Picton

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Disclaimer: Whilst Elders Real Estate Picton has endeavoured to gather as accurate information as possible from reliable sources in relation to the above property, we recommend any interested party to rely on their own enquiries and seek independent professional advice prior to making any decision to purchase. Elders Real Estate Picton and its staff do not guarantee the accuracy of the information provided and shall not accept liability for any loss or damage arising from the reliance on information contained in this advertisement

- Land Area 654.60 square metres
- Bedrooms: 5
- Bathrooms: 2
- Double garage
- Ensuite





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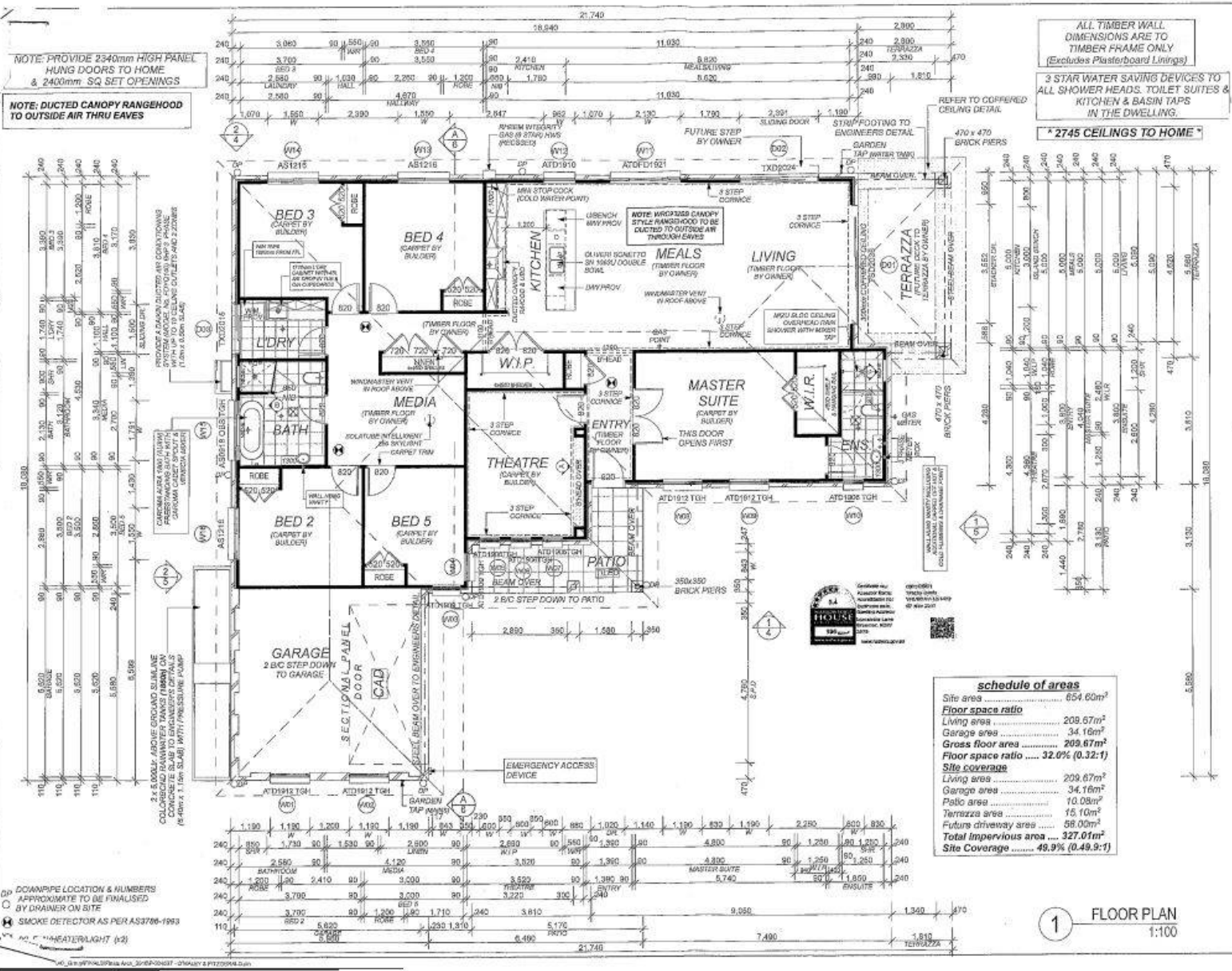
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FLOOR PLAN

This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only. BoxBrownie.com gives no guarantee, warranty or representation as to the accuracy and layout. All enquiries must be directed to the agent, vendor or party representing this floor plan.



schedule of areas

Site area	654.60m ²
Floor space ratio	
Living area	209.57m ²
Garage area	34.16m ²
Gross floor area	209.67m ²
Floor space ratio	32.0% (0.32:1)
Site coverage	
Living area	209.67m ²
Garage area	34.16m ²
Patio area	10.08m ²
Terrazza area	15.10m ²
Future driveway area	58.00m ²
Total impervious area	327.01m ²
Site Coverage	49.9% (0.49:1)

1 FLOOR PLAN 1:100