



## 5 Mancini Drive, LAKE WYANGAN, NSW 2680

This is Where I Want to Be.....

Enjoying a peaceful setting in "Wyangan Estate" this large family home offers a truly enviable sanctuary. An elongated drive leads to an expansive architecturally designed and locally built residence, sprawled across 1.3 hectares approx. 3.2 acres.

Accommodation includes formal and informal living spaces with an ideal balance of light and size. Granite stone benchtops adorn the gourmet kitchen which includes pantry, appliance cupboard and Miele dishwasher.

Step outside to an entertainer's paradise, featuring tiled alfresco area overlooking saltwater swimming pool and lush grounds for play. Hobby enthusiasts will love the huge 4 bay shed, plenty room for all those toys, the property also features LG solar panels, wireless watering system and 2.5 megs of raw water.

- Four Bedrooms
- Ensuite & main bathroom
- Large office with built-in unit
- Ducted R/C Air Cond'
- In Slab floor heating

**TYPE:** Sold

**INTERNET ID:** 57P0057

### **AUCTION DETAILS**

5:30pm, Wednesday  
February 23rd, 2022

### **CONTACT DETAILS**

**Elders Real Estate Griffith**  
Shop 1/490 Banna Avenue  
GRIFFITH, NSW  
02 6962 3722

**Frank Franco**  
0418 692 266

- Combustion Heater
- Security alarm
- Established lawns & gardens

Other features: Pool, Prestige Homes, Security System

- Bedrooms: 4
- Bathrooms: 2
- Car Parks: 2
- Double garage
- Air Conditioning
- Ensuite





