

**39 Lambrigg Road, Googong, NSW 2620**

**WINDROSE**

**Sold House**

Saturday, 23 December 2023

39 Lambrigg Road, Googong, NSW 2620

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 381 m2**

**Type: House**



Sam McGregor

**\$977,500**

On the leafy edge of Googong and just a stone's throw from the nearby hilly reserve, this brand-new four-bedroom home is located in one of the suburb's most coveted locations. Designed with both family and functionality in mind, the home has been built from the ground up with meticulous thought, planning, and attention to detail. Everything in this immaculate property embodies quality and low-maintenance living. Presenting a turn-key opportunity, new owners may move in and immediately enjoy all that the 'Googonian' lifestyle has to offer. Welcome home to 39 Lambrigg Road, Googong. Situated on a flat, fully landscaped 381sqm block, boasting four bedrooms, two bathrooms, a large living and dining space, plus a separate rumpus or theatre room, and a two-car garage with internal access, the home has been designed to provide a comfortable lifestyle with plenty of natural light and open-plan living. Flowing freely from the kitchen and living space is an outdoor, under-cover alfresco, making year-round entertaining with family and friends easy and relaxing. 39 Lambrigg Road is the ideal place to call home; all it needs is you. All the info:- Modern, spacious and energy efficient home - brimming with light.- 171sqm of internal living plus garage- Views toward nature reserve and the rolling hills surrounding Googong.- Large, open plan living in the centre of the home, with a seamless transition to the rear, tiled alfresco and landscaped yard.- Master bedroom with large WIR and ensuite located at front of the home, with three additional bedrooms, all with built in robes at the rear. - Large bathroom and modern laundry, all with ample storage, service the other three bedrooms. - Hybrid timber flooring throughout living, dining, kitchen and hallway spaces with plush carpet to bedrooms.- Large, open kitchen with high-end finished and stone benchtops; top of the range electric 'Electrolux' stove top, oven and rangehood.- Butler's pantry. - Ducted, reverse cycle heating and cooling throughout the home.- All windows double glazed.- Easy access to the current and future amenities of Googong including multiple schools, dog parks, playgrounds, sporting facilities and Town Centre.