

**42 Lawler Street, Panania, NSW 2213**



**Sold House**

Friday, 1 December 2023

42 Lawler Street, Panania, NSW 2213

**Bedrooms: 5**

**Bathrooms: 3**

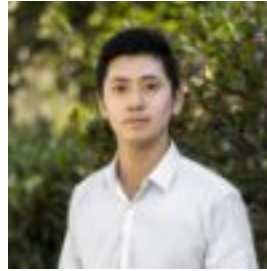
**Parkings: 3**

**Area: 350 m2**

**Type: House**



Winnie Wu  
0415233828



Phillip Wai Kit Ho  
0488882838

**\$1,460,000**

Showcasing an architecturally designed layout with superior finishes & a highly sought-after quality construction, this tasteful & contemporary house offers the best in spacious, low-maintenance living. With easy-to-maintain floor tiles throughout the living areas & beautiful timber hardwood flooring upstairs, the property features an expansive open-plan living & dining area which flows effortlessly out to a covered outdoor terrace with outdoor kitchen & built-in natural gas cook top & a private, grassy yard. The gourmet-style kitchen boasts 40m stone benchtops, European appliances, integrated dishwasher. Downstairs also bonus with media room, study or possible fifth bedroom, as well as a stylish bathroom & well-appointed laundry. Upstairs along with a massive main bedroom with huge walk-in robe leading to the spacious ensuite. All the other bedrooms are of a good size with built-in robes. A luxurious main bathroom has a freestanding bath & separate shower. Other features include ducted zoned air conditioning system, natural gas heating & cooking, large auto remote control door double garage & extra off-street parking. With a delightful child-friendly park besides & close to all amenities, this property would provide a wonderful relax lifestyle for all the family to enjoy. This well appointed family home offers a spacious floorplan, sun-lit interiors and a great choice of entertaining and living spaces. Ideally located close to schools, shops, sporting fields and transport, enjoy a convenient, walk-everywhere lifestyle. Highpoints: + Semi-detached Structure filled with amber of natural light + High-end finishes including floor tiles & timber hardwood flooring, with high ceiling + Functional open-plan living spaces with bright, light-filled northerly aspects + Additional media room, study or possible fifth bedroom downstairs + Large master bedroom with oversized walk-in robe & stylish tiled ensuite + 4 bedrooms with built-in wardrobes & additional storage + Gourmet designer kitchen, ample stone bench space and quality appliances + Contemporary tiled bathrooms, main bathroom with chic freestanding bathtub + Handy internal laundry with storage space + Convenient auto-door double garage with internal access and ample storage + Covered outdoor terrace with outdoor kitchen & BBQ. Private, secure sunny northerly aspects back yard + Ducted zoned air conditioning, & security video intercom systems + Convenient location, walking distance to parks, nice schools, shops and train station Disclaimer: The information presented has been furnished from sources we deem to be reliable. We have not verified whether or not the information is accurate and do not accept any responsibility to any person and do no more than pass it on. All interested parties should rely on their own enquiries in order to determine the accuracy of this information.