

# 6 Teal Court, Wulagi, NT 0812



## House For Sale

Monday, 8 January 2024

6 Teal Court, Wulagi, NT 0812

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 780 m2

Type: House



Wayne Smith

**\$700,000**

Discover the Serene Lifestyle Offered by this Captivating 4-Bedroom, 2-Bathroom Home Nestled at the end of a tranquil cul-de-sac, this property is uniquely positioned adjoining the lush Wulagi Greenbelt, providing a sense of seclusion and connection with nature on one side. Key Features:

- Spacious Master Bedroom Suite: Includes a built-in robe and an executive ensuite, complete with a luxurious soak tub and direct outdoor access to the pool.
- Additional Bedrooms: Three other bedrooms, two with built-in robes.
- Open Plan Living Area: An inviting space that combines the living room, kitchen, and dining area, opening up to the deck for a seamless indoor-outdoor experience.
- Deck with Park Views: Overlooking the Wulagi Greenbelt, the deck is perfect for relaxation and watching the kids play in the pool or the park.
- Contemporary Kitchen and Extended Laundry: A newly installed kitchen that's perfect for culinary enthusiasts, with an internal laundry that acts as an extension to the kitchen, potentially doubling as a butler's pantry.
- Quality Flooring: Tiled throughout for a sleek look and easy maintenance.
- Climate Control: Equipped with fans and split system air conditioning.
- Tropical Gardens: Beautifully landscaped, creating a tropical paradise.
- Private Resort-Style Pool: A stunning centerpiece with a beach-style landing, ideal for relaxation or children's play.
- Eco-Friendly Additions: Solar water heating (replaced in 2020) and insulated roofing for energy efficiency.
- Recent Renovations: Including the newly renovated kitchen, ensuite, laundry, and re-roofing in 2020.
- Garden Shed: An 18 sqm space for storage.
- Convenient Carport: Offers protected parking.
- Fully Fenced: Ensuring privacy and security.
- Location Benefits: Walking distance to schools, childcare, and close to Leanyer Recreation Centre.

Summary: This property is a harmonious blend of comfort, convenience, and natural beauty, making it an ideal choice for families looking for a peaceful retreat with modern amenities. For a viewing, contact Wayne at Smith Real Estate NT on 0417 272 077. Status: Vacant Possession. Easements: None as per Title. Pool Stauts: Compliant to Modern Australian Standard. Vendors Conveyancer: Vouek Conveyancing.