

**9 Lobelia Close, Jerrabomberra, NSW, 2619**



**House For Sale**

Friday, 16 August 2024

9 Lobelia Close, Jerrabomberra, NSW, 2619

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



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## Complete Package in sought after Parkside of Jerra

With an enviable position in a quiet and private close street, adjacent to Palmer Hill Reserve and mere minutes from the quality schools, shops, and greenspaces held dear by the tightly knit Jerrabomberra community, this elevated family entertainer offers a generous and unique design that is both welcoming and private. Stunning views, abundant natural light and showstopping raked ceilings frame quality living spaces that include formal lounge, formal dining, and living, meals and kitchen hub, opening out the elevated alfresco deck, inspiring visions of year-round entertaining. The centrally positioned kitchen also drinks in those stunning views and offers the home cook quality connection to family and friends whilst creating, featuring a gas hob, expansive bench space, kitchen island, tiled splashback and plenty of storage throughout.

The main suite is resort style in proportions and enjoys both a walk-in robe and stunning new ensuite, complete with frameless shower, floor to ceiling tiling, recessed shelving and floating stone top vanity. Three additional bedrooms, all with built-in robes, share use of the central main bathroom with bathtub, separate shower, large vanity with plenty of storage, with the welcome addition of a convenient separate toilet and guest vanity. Downstairs, a large study and rumpus room, with another powder room, adds even more versatility throughout, offering a myriad of options to cater for the modern family dynamic. Whether its lazing by the sparkling pool in the heat of summer with loved ones, or sunset dinners in the middle of winter, this expansive family residence offers the ultimate year-round family setting to fully immerse into one of the Canberra regions most sought-after communities.

- \* 4 bedrooms + study, 2 bathrooms, pool and double lock up garage on 1013sqm of land
- \* Formal lounge, dining, and additional open plan living and meals space opening out elevated alfresco entertaining with stunning views + additional downstairs rumpus room
- \* Central entertainers kitchen featuring gas hob, expansive bench space, kitchen island, tiled splashback and plenty of storage throughout
- \* Resort style main suite with built-in robes and designer ensuite, complete with frameless shower, floor to ceiling tiling, recessed shelving and floating stone top vanity + 3 additional bedrooms, all with built in robes
- \* Main bathroom with bathtub, large vanity with plenty of storage, and convenient separate toilet and guest vanity
- \* Downstairs home office/study with powder room with adjoining rumpus, and abundant additional storage
- \* Ducted gas heating and split system air conditioning
- \* Sparkling backyard pool set amongst low maintenance landscaped gardens
- \* Double remote-control garage with internal stair access

Rates: \$4,248pa (approx.)

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