



SOLD BY STEVE LEMBIDAKIS 0411 804 155



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17 Gretchen Avenue, Earlwood

Auctioned for \$2,195,000 (May 15, 2024)

Exclusively held within the heart of a tranquil leafy enclave is this distinguished full brick family residence that beckons discerning buyers with its timeless allure and abundant living space. Poised to accommodate the needs of a modern family, this home offers a harmonious blend of comfort, potential and promising a lifestyle of unparalleled convenience. Perched on an expansive 518.5 sqm parcel of land in a peaceful yet central locale this property epitomizes the epitome of suburban tranquillity.

- Spaciously designed interiors, adorned with open-plan living areas, invite effortless entertaining and relaxation.
- Four generously sized bedrooms, complemented by built in wardrobes.
- A well-appointed kitchen complimented with ample storage.
- Two modern bathrooms for your convenience, one being an ensuite
- A dedicated study room perfect for working from home or quiet study sessions
- Convenient kitchenette for quick snacks and drinks without disrupting your main meal preparations

Property ID: L26328201

Property Type: House

Garages: 1

Open Parking: 1

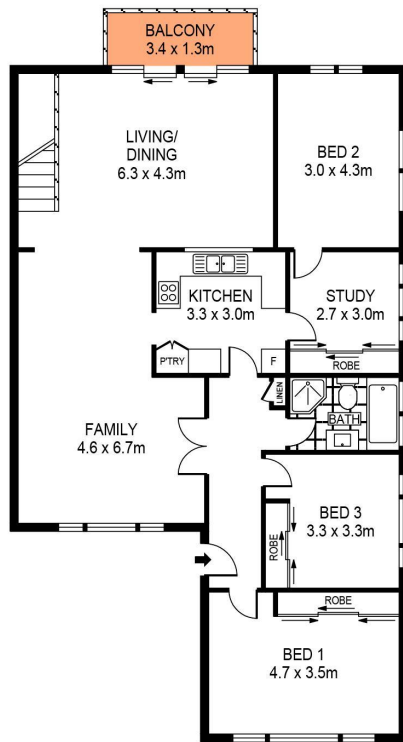
Land Area: 518.5 sqm

Steve Lembidakis

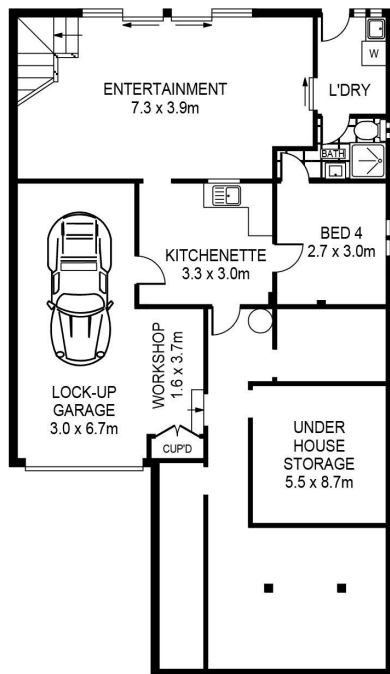
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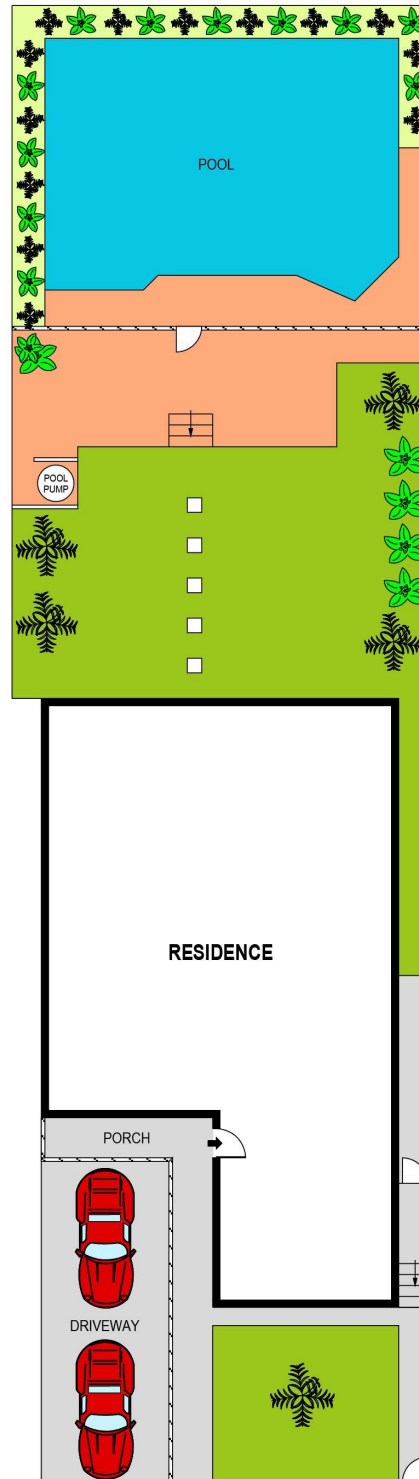
- Enjoy leisure time in the cosy games room, ideal for family gatherings or entertaining guests
- Modern conveniences such as 5kw Solar Battery System and ducted air-conditioning
- A secluded north facing backyard sanctuary boasting lush lawns and sparkling inground pool
- Driveway access to lock up garage with internal access ensures hassle-free parking and storage solutions.
- Mere moments from the vibrant amenities of Earlwood, this residence offers unrivalled access to shopping, parks and schools.



GROUND FLOOR



LOWER GROUND FLOOR



SCALE (METRES)

PLANS SHOWN ONLY INDICATIVE OF LAYOUT. DIMENSIONS ARE APPROXIMATE.
Ref. No: 109081

