



## 44 Coo롱up Crescent HARKNESS VIC

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Upon entering this stunning family home, you will instantly feel the quality and space on offer!

This stylish home comprises of four bedrooms (main with bright ensuite and walk in robe), large formal lounge, separate enclosed theatre room and beautiful well-equipped kitchen featuring; largea pantry, stone benchtops and stainless steel appliances, all overlooking the spacious on-flowing meals and open plan living area with access to barbeque entertaining area outside.

Moving outside, this amazing property is further complimented by a low maintenance yard, BBQ area, garden shed and lock-up double car garage.

Special features include: ducted heating, cooling,

**Land Size** : 448 sqm

**View** : <https://www.ypa.com.au/7399514>



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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

