



## Property features 46 The Range Boulevard, Croydon

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- Built by famous luxury home builder Carter Grange
- Wiring set up for future EV charger installation
- 6.6KW Solar Panels
- Double shower with double vanity in master bathroom
- 14 Jet Spa Bath in Master bathroom and a separate bathtub in second bathroom
- Massive His and Her walk-in robe in master bedroom
- Mudroom access from the double garage and a separate storage space in the garage
- Ducted vacuum with Kitchen sweep
- Freshly painted house exterior
- Low maintenance backyard and concrete sidewalk
- European appliances with double wall ovens
- Caesarstone benchtop in all wet areas
- Higher ceiling on ground floor with high doors
- Timber staircase

### Items excluded from sale

- Home theatre system including projector, screen, amplifier and the speakers
- 2 x Feature lights in the 'sitting' and 'dining' rooms
- All potted plants and pots
- 2 x Water features
- EV charger
- All televisions