

# The Marri



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## Modern living tailored for over 50s

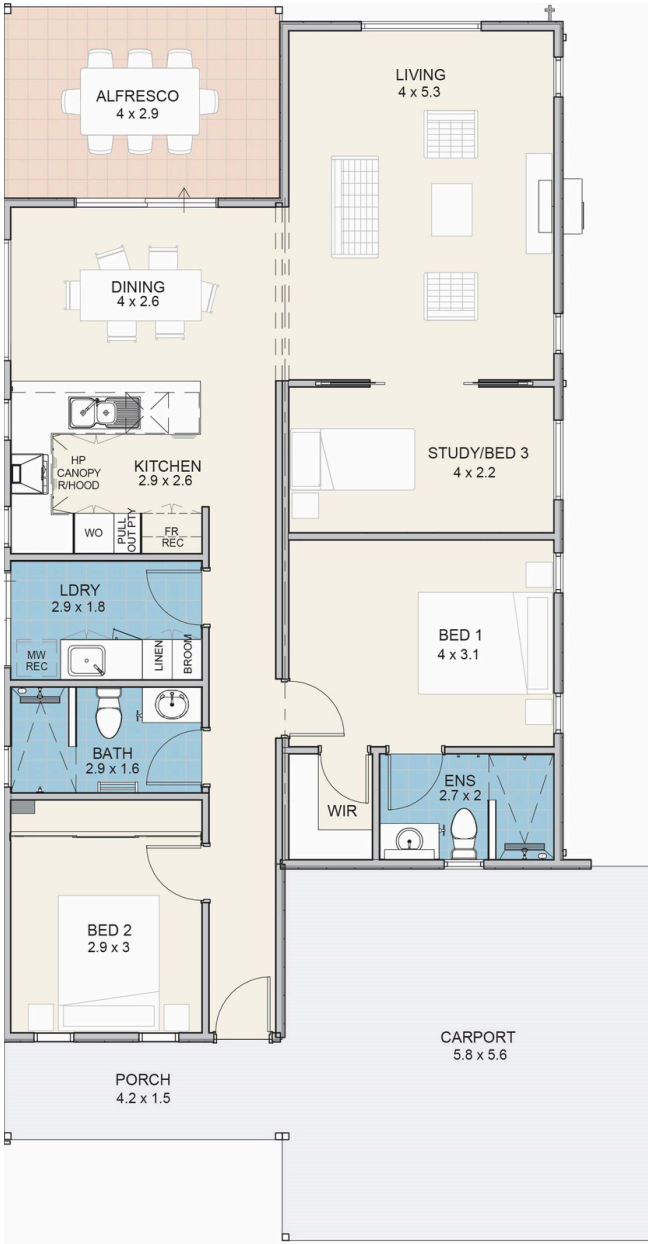
Experience the perfect blend of style, comfort and low maintenance living with The Marri at Edenlife Byford. This thoughtfully designed 3 bedroom, 2 bathroom home offers a spacious open plan layout, ideal for both relaxation and entertaining.

The contemporary skillion roof and raked ceiling enhance the sense of space and light throughout the home. The well appointed kitchen features stone benchtops, soft close cabinetry and quality appliances, seamlessly connecting to the dining and living areas. Step outside to a private alfresco space, perfect for enjoying the outdoors year-round.

The master suite includes a walk in robe and ensuite, while two additional bedrooms provide flexibility for guests, hobbies or a home office. Additional features include reverse cycle airconditioning, ceiling fan to bedroom 1, LED lighting and comprehensive insulation for year-round comfort.

With quality floor coverings, full internal and external painting, landscaped and reticulated gardens and a double carport, The Marri is designed for easy living.

# The Marri



## Home Size

|          |       |
|----------|-------|
| House    | 104 m |
| Alfresco | 12 m  |
| Carport  | 32 m  |
| Porch    | 6 m   |

## Features

- ✓ Reverse cycle split system airconditioner to living area
- ✓ Ceiling fan to bedroom 1
- ✓ 600mm hotplate, wall oven & canopy rangehood
- ✓ Stone bench tops
- ✓ Soft close drawers & cupboards
- ✓ LED lighting throughout
- ✓ Heat pump hot water system
- ✓ Vinyl plank flooring throughout
- ✓ Ceramic tiling to wet areas
- ✓ Skirting boards throughout
- ✓ Roller blinds to all opening windows and sliding doors
- ✓ Flyscreens to all windows and sliding doors
- ✓ Wall and ceiling insulation
- ✓ Clothesline
- ✓ Garden shed



## For further information:

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