

40 Tmara Mara Cct, Araluen, NT 0870

\$725,000

House 4  3 



Panoramic Desert Views from an Elevated Retreat

Positioned in one of the area's most desirable and tightly held locations, this home enjoys a breathtaking panoramic outlook across lush greenery, rolling outback hills and unforgettable desert sunsets. Offering both privacy and outlook, it's a residence that truly connects with its surroundings.

Open for Inspection

By Appointment.

The lower level is thoughtfully designed with all four bedrooms, including two ensuites and a central family bathroom. Two bedrooms feature built-in robes, while the remaining two offer walk-in robes for added comfort and storage. The main bedroom is a true retreat, complete with sliding door access to a private outdoor entertaining area — the perfect spot to enjoy your morning coffee in peace.

A striking spiral staircase leads to the upper level, where open-plan living and dining take centre stage. Here, a full-height window spans the living space, framing the sweeping views and flooding the home with natural light.

The kitchen is well appointed with a gas cooktop, oven, dishwasher and pantry, along with a window overlooking the surrounding bushland — and on occasion, visiting kangaroos. Adjacent to the kitchen is a built-in study nook, ideal for a home office or a dedicated homework zone.

Sliding doors from the living area open to a stunning balcony that captures expansive neighbourhood views and uninterrupted sunset vistas.

Completing the home are a sparkling swimming pool, carport, reverse-cycle air conditioning to the upper level, and split-system air conditioning in every bedroom and the kitchen.

A rare offering combining outlook, privacy and thoughtful design — contact Tabatha today to make this exceptional home yours.

Council Rates: 2,136.56 p.a.

Achievable rental approx: \$1,050 p.w.

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Floorplan

40 Tmara Mara Circuit, Araluen



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