



# morton.

Werrington County 2 Orleton Place

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Well designed with the needs of a growing family and resting on an impressive 741sqm parcel, this exceptional residence is crafted with low maintenance entertaining in mind. With a selection of living options, an impressive streetscape and a huge self-contained teenager/parent's retreat perfect for in-laws, this is truly an offering for generations to enjoy.

- The entire top floor features huge master bedroom with ensuite, balcony, ceiling fan and air con
- Three carpeted double bedrooms on the ground floor, two with built-in robes
- Huge self-contained teenager/parents retreat, with 3rd toilet, kitchenette and laundry
- 3 x living areas with polished bamboo floors including formal lounge, dining room and family/media room with ceiling fans, air con, plantation shutters
- Renovated bathroom with freestanding bathtub and separate shower
- Entertainers delight, with covered alfresco and BBQ area with timber decking, inground saltwater pool, gazebo and

### View

As advertised or by appointment

### Agents

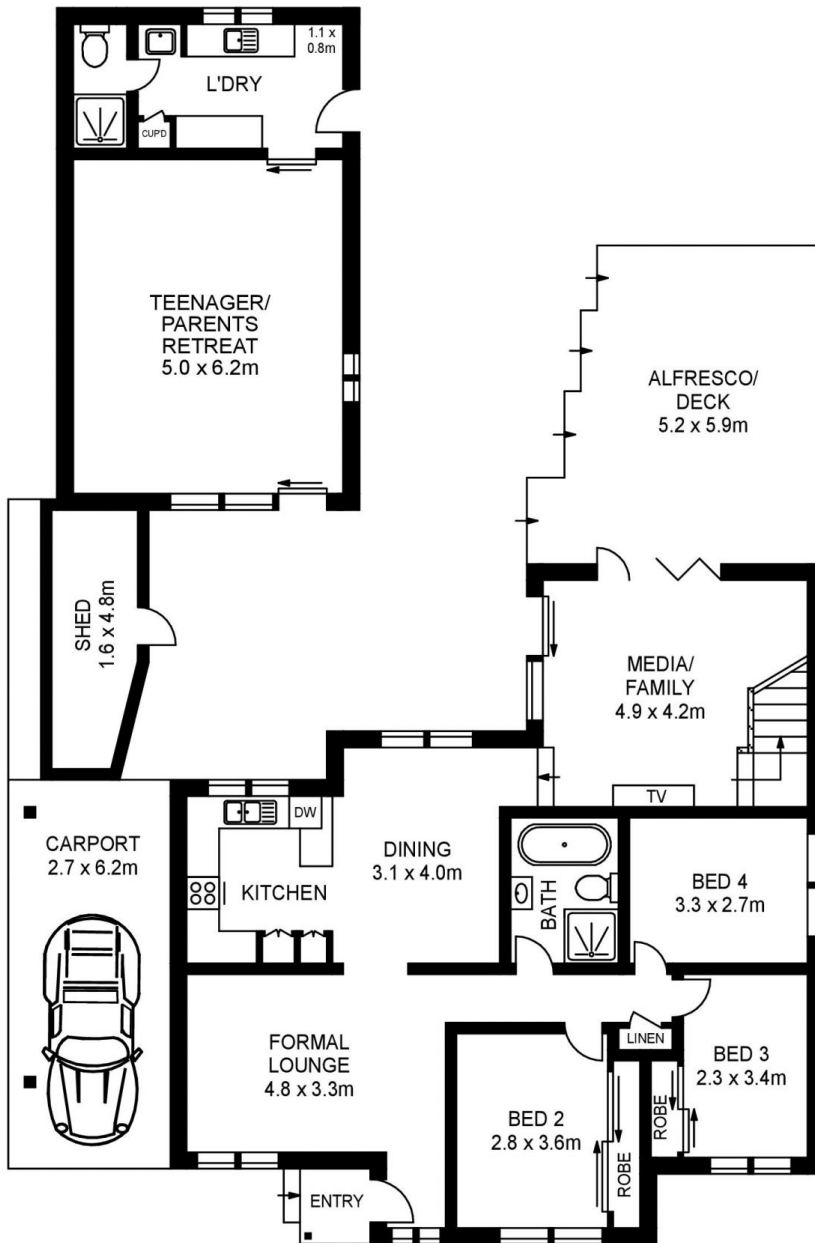
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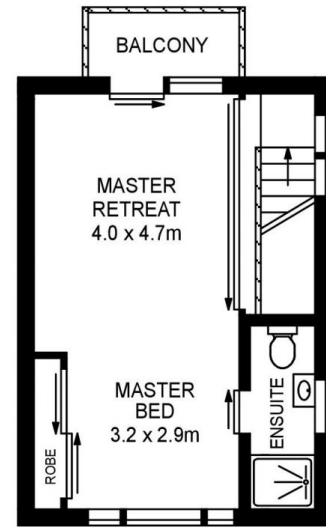
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**GROUND FLOOR**



**FIRST FLOOR**



**SITE PLAN**

APPROX. INT. BUILDING AREA	: 154m <sup>2</sup>
APPROX. RETREAT STUDIO AREA	: 43m <sup>2</sup>
APPROX. CARPORT AND ALFRESCO AREA	: 63m <sup>2</sup>
LAND SIZE	: 741m <sup>2</sup>

2 ORLETON PLACE, WERRINGTON COUNTY



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Please note these measurements are approximate only. The plans is intended as a rough guide for illustrative purpose. It is not warranted or guaranteed to be correct nor it is part of the sale or rental contract