



## 18 Murrawong Way Murrawong SA

6 🛏 3 🚿 4 🚗

Spanning over 3 levels with absolute river frontage sits this lifestyle waiting for you to call your home or shack.

The location is the tightly held prestigious 'Murrawong Estate' only 1 hour up the M1 Freeway, the perfect spot for the getaway and relax, water ski or enjoy a quiet wine on the balcony.

A modern kitchen to feed the family and friends, 6 bedrooms, accommodation easily for 3 families, 3 bathrooms, fully furnished - 'walk in - walk out' with one level that is self contained.

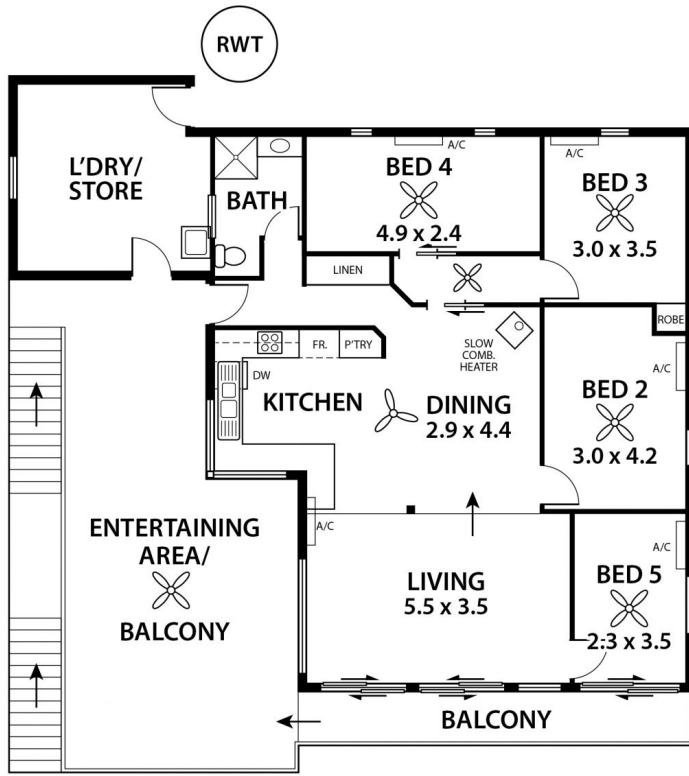
Year round comfort, 3 reverse cycle air conditioners, huge entertainer's balcony with panoramic views.

A must see - iconic property with luxury living

**Building Size** : 359.2 sqm  
**View** : <https://www.martinrealestate.com.au/sale/sa/murraylands/murrawong/residential/house/6777911>



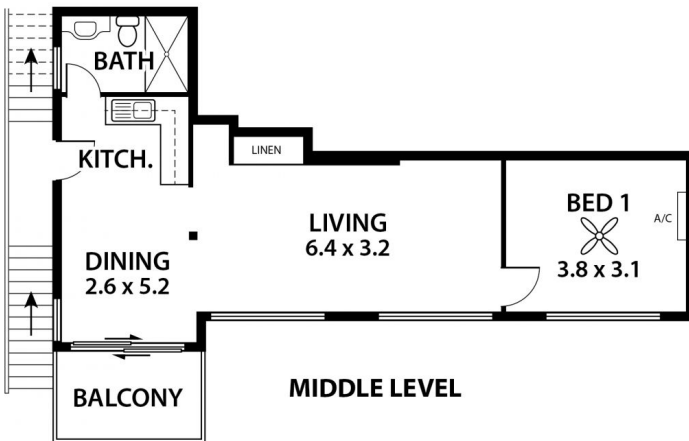
**Colin Martin**  
08 8361 7111



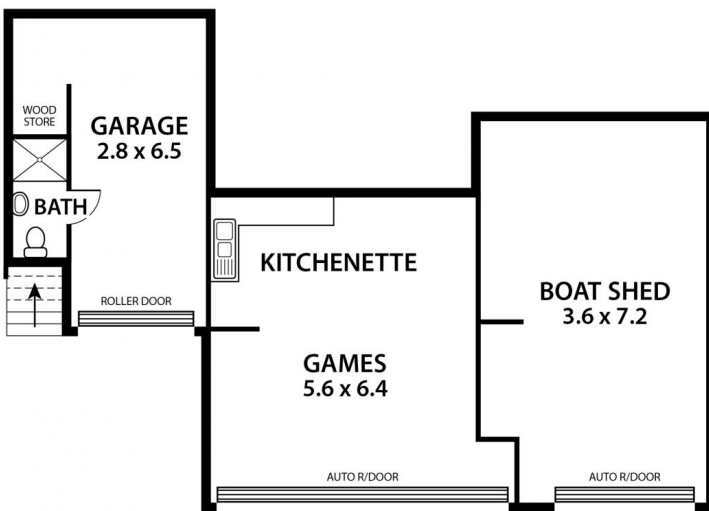
**AREA**

LOWER LIVING:	41.2 m <sup>2</sup>
MIDDLE LIVING:	56.7 m <sup>2</sup>
UPPER LIVING:	124.9 m <sup>2</sup>
<b>TOTAL LIVING:</b>	<b>222.8 m<sup>2</sup></b>
GARAGE:	41.3 m <sup>2</sup>
GARAGE BOAT/SHED:	25.0 m <sup>2</sup>
ENT. AREA/BALCONY:	54.6 m <sup>2</sup>
BALCONIES:	15.5 m <sup>2</sup>
<b>TOTAL:</b>	<b>359.2 m<sup>2</sup></b>

**UPPER LEVEL**



**MIDDLE LEVEL**



**LOWER LEVEL**

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