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## L'Ambience | George Town – Turnkey Family Townhouse

South Sound MLS# 419405

### CI\$799,000















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# Elegant & Spacious Townhome in Prime George Town Location

Welcome to your new home in the highly desirable **L'Ambience** community, where comfort, convenience, and lifestyle come together seamlessly. This beautifully maintained **3-bedroom**, **3.5-bathroom townhome** with a **generous den** offers versatile living space ideal for families of all sizes.

Nestled in the heart of George Town's residential district, this property is just minutes from top-rated schools including **Triple C**, **John Gray**, **and St. Ignatius**, with easy access to the **bypass and Fairbanks Road** for quick commutes. Whether you're heading to work, school, or the beach, everything is within reach.

Enjoy peace of mind in a quiet, well-established neighborhood with **mature landscaping** and a strong sense of community. The grounds are dotted with **fruit-bearing trees**, adding charm to your outdoor space. L'Ambience offers exclusive amenities such as a recently refurbished **outdoor pool**, **clubhouse**, **fitness center**, **playground** and spacious backyard areas perfect for entertaining.

This **move-in ready** townhome is impeccably presented and features new appliances and high-end finishes throughout. The luxurious master suite features **dual walk-in closets** and a **spainspired bathroom** with double vanity. Leading up to the **third story**, which could be transformed into a home office, playroom or additional bedroom to suit your family's needs.

Designed with families in mind, this home offers room to grow and adapt over time. With its **prime location**, **family-oriented amenities**, and **lush surroundings**, this is a rare opportunity to own in one of George Town's most sought-after communities.

#### **Property Features**

Type	Status	View
Condominium (For Sale)	Current	Garden View, Pool View
Listing Type	Bed	Bath
Condominium	3	3.5
Sq Ft	Block/Parcel	Area
2,400	15C / 288H36	30
Year Built	Den	
2005	Yes	