

Sold



4 Pokolbin Ave, Kellyville Ridge

LePage



Modern Abode in Central Locale

This stylish residence with modern inclusions is ideally positioned near key amenities and offers chic low maintenance living. Its open plan living spaces, generous bedrooms and comfortable alfresco zone will appeal to a wide audience. Tucked away from active roads and in a house-proud street and in walking distance to school, retail districts and bus service, this home is a must see!

Accommodation includes:

- 4 bedrooms each with sizeable floor to ceiling mirrored robes including master bedroom with ensuite and WIR
- Expansive open plan dining and living room areas plus additional relaxation quarters overlooking the alfresco zone
- Generous stone and gas kitchen with feature glass splashback plus handy breakfast bar
- Undercover pergola with Merbau deck ideal for entertaining coupled with great lawn for kids and pets to play
- Automated extra-large single garage with internal access

Additional features include:

- Multi-zoned ducted air conditioning, gas cooking and heating
- Stylish plantation shutters
- Smart low maintenance 450m2 block
- 2.7m ceilings throughout the home
- Indulgent modern bathrooms
- Alarm system
- Central position with easy to access local schools, The Ponds Shopping

4 bedrooms 2 bathrooms 1 car space 450 m2

Price	SOLD for \$1,210,000
Property Type	Residential
Property ID	80
Land Area	450 m2

Agent Details

Julie Lepagier - 0427502730

Office Details

Lepage Property
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Centre, Rouse Hill Town Centre/Metro, Stanhope Shopping Village,
Blacktown Leisure Centre and local sporting/recreational parks
- "On Demand" bus service to Tallawong & Rouse Hill Metro plus Schofields
Train station
- Potential rental return - \$620 per week

Distance to amenities (based on googlemaps.com.au):

- 50m to bus service
- 800m to Stanhope Shopping Village
- 800m to Blacktown Leisure and Tennis Centre
- 600m The Ponds Stadium
- 1.5km The Ponds Shopping Centre
- 1.4km John Palmer Primary School
- 2.9km The Ponds High School
- 3.4km to Metro/Rouse Hill Town Centre
- 3km Tallawong Metro Station

You will appreciate this modern home for its quality finish and low
maintenance appeal combined it the central location. Call Julie Lepagier on
0427 502 730 for more information. Lic: 1158150

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buyers refrain from attending inspections if you are showing any symptoms,
recently been in a COVID hot spots or travelled overseas. It is required to be
COVID safe during inspections i.e., keep 1.5m distance from others, use
provided hand sanitizer before and after entering the property, refrain from
touching surfaces etc.

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