

1/1A Koola Avenue, Killara, NSW 2071



House For Sale

Wednesday, 29 May 2024

1/1A Koola Avenue, Killara, NSW 2071

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 387 m2

Type: House



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Auction

Part of a boutique collection of four luxury villas catering to over 55s, this timeless full brick residence is nestled within the prestigious eastern side of Killara convenient to parklands and city buses. Showcasing a sunlit leafy aspect, the oversized living expanses step out to terracing and a landscaped garden wonderland. Open-plan in its design, a double height ceiling soars above the spacious living room. Large enough to zone into formal and informal living spaces, the interconnecting layout is anchored by a granite kitchen. Fitted with quality appliances, the refined kitchen joinery provides an abundance of stylish storage solutions. Presenting three inviting bedrooms, two bathrooms service the home. Bedrooms two and three are appointed with mirrored built-in robes and the enormous master suite opens into an ensuite and walk-in robe. To be sold with a long list of extras, items of special appeal include an attic style loft, a huge laundry room, ducted air-conditioning and level internal access from the double lock-up garage. Neighbouring the wide-open spaces of Killara Park, enjoy easy access to city buses and East Killara village shops. Downsize without compromise and discover the endless appeal of lock-up and leave living.

- Single level living, internal access from garage
- Classic architecture, wide entrance hallway
- United in a combination of carpet and floorboards
- Formal and informal living opening to garden
- Granite gas kitchen featuring quality appliances
- King size master with walk-in robe and ensuite
- Mirrored built-in robes in bedrooms two and three
- Floor-to-ceiling tiling in bathroom and ensuite
- Multi-purpose loft style attic, vast storage
- Ducted air-conditioning, a series of pendants
- Private lush level lawns and hedged garden
- Huge laundry, discreetly positioned clothesline
- Elegant window dressings, idyllic garden setting

• 70m to Killara Park, 100m to city bus stop • 400m to Killara High, 800m to local village shops* All information contained herein is gathered from sources we consider to be reliable, however we cannot guarantee or give any warranty to the information provided. Looking for a home loan? Contact Loan Market's Matt Clayton, our preferred broker. He doesn't work for the banks, he works for you. Call him on 0414 877 333 or visit <https://broker.loanmarket.com.au/lower-north-shore/> For more information or to arrange an inspection, contact John McManus 0424 231 131.