

# 1 Raine Avenue (Melonba), Marsden Park, NSW 2765



## House For Sale

Thursday, 30 May 2024

1 Raine Avenue (Melonba), Marsden Park, NSW 2765

Bedrooms: 5

Bathrooms: 3

Parkings: 2

Area: 338 m2

Type: House



Yoginder Sharma  
0240036218



Sanjai Nagpal  
0240036218

## Just Listed

Welcome to this stunning modern residence nestled in the heart of Marsden Park. This architectural masterpiece combines sleek lines, open spaces, and high-end finishes to create an elegant and comfortable living environment. Step inside and immerse yourself in a world of elegance and style. The meticulously curated interiors exude charm and sophistication, setting the stage for unforgettable moments. With five generously sized bedrooms, including one conveniently located on the ground floor, it effortlessly caters to the needs of a growing family. Media room on the ground floor can also be used as a bedroom. A standout feature is the light-filled kitchen, which presents modern features including stone benchtops, an eat-in breakfast bar, high-quality stainless steel ASKO appliances, a gas cooktop, a dishwasher, microwave, integrated fridge and ample storage space as well as a window splashback. Fully equipped walk-in pantry. The master suite defines modern luxury, featuring an oversized master bedroom with an arched entrance to a luxurious ensuite and a complete dressing room with ample storage. Three additional generous bedrooms with large built-in robes ensure everyone has their own private haven. Property Features: • King-size master bedroom, opening to stunning balcony, walk-in-robe and tailored dressing room, while ensuite features dual above bench vanity units. • Two grand bedrooms on the first floor, with built-in-robe, while one bedroom on ground level perfect for guest accommodation. • Media Room/5th Bedroom on the ground floor. • The designer kitchen boasts all the modern luxuries with stainless steel ASKO appliances, gas cooking, stone bench, vast island with sink, integrated fridge and a fully-equipped butler's kitchen. • The spacious living/meals room, with ample built-in storage & bar area, flows seamlessly to the family room at the back of the home and boasts bay windows that oozes natural sunlight and warmth. • Three complete bathrooms finished with all luxury fittings. Floor-to-ceiling tiles in all the bathrooms. • Floating staircase takes you to upstairs rumpus room basking in natural light, and corner study room. • The oversized laundry services the upstairs chute, with direct access to the backyard. • Wide driveway leads to majestic entrance, double garage and ample off-street parking for guests. • Keyless entry with high-end smart lock. • Internal laundry with bench space, sink and cupboard for storage. • Expansive upper-level rumpus. • Additional Features: Multi zone Ducted air-conditioning throughout, CCTV security, Security alarm system, Downlights throughout, Video intercom and Ceiling fans in four bedrooms as well as in Alfresco area. • Two Alfresco entertaining areas for entertaining family and friends, one with BBQ area and another one with modern outdoor kitchen, featuring stone benchtops for preparing and serving, an undermount sink soft close cabinetry to keep everything organised. • Double car automatic lock up garage. Location Features: • Short drive to local schools Northbourne Public School, St Luke's Catholic college and Melonba High School. • Short drive to Elara Shopping Village. • Short drive to local transport like Riverstone station and Schofields Station. • Short drive to Sydney Business Park (IKEA, Costco, Bunnings). • Easy excess to Richmond Road and M7 Motorways. Disclaimer: All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy. We do not accept any responsibility for its accuracy, and do no more than pass it on. Any interested persons should rely on their own enquiries. Also, this property is in Melonba NSW 2765 post code.