

**1 Sennar Road, Erskine Park, NSW 2759**



**House For Sale**

Wednesday, 8 November 2023

1 Sennar Road, Erskine Park, NSW 2759

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 2**

**Type: House**

## **\$1,050,000 GUIDE - AUCTION 3RD DECEMBER 1PM!**

We are pleased to present 1A Sennar Road, Erskine Park by award winning agent Vedant Agrawal and Nakul Raval. Positioned in a highly advantageous and family-friendly locale, this property offers an enviable proximity to schools, child-care centres and it's a mere one-minute walk to public transport streamlining your daily commute and offering a level of convenience that's hard to beat. Surrounding the area are lush, parks, providing ample opportunities for leisure and outdoor activities- this location the epitome of a well-rounded and harmonious lifestyle.

**WHAT WE LIKE ABOUT THIS PROPERTY:** - Four bedrooms upstairs, plus a convenient bedroom downstairs for parents or guests- Elegantly high ceilings featuring 2.8m downstairs with 2.7m to the first floor - Modern facade with premium lighting, a full brick finish and complementary colours, creating a welcoming and attractive home- one of a kind! - The master bedroom equipped with a walk-in robe, spacious en-suite and balcony access to the street facing appeal - Luxurious formal living space upon entrance ideal for hosting and gatherings - Versatile media room downstairs - can be utilised as a 5th bedroom - Exquisite brand new detached dwelling with 6 years of builders warranty - Modern brand new bathrooms with full-height ceiling tiles, top of the range tap-ware and vanities - State-of-the-Art Kitchen featuring 90mm appliances, 40mm kitchen bench-tops, gas cooking, and space for a double door fridge, with an added convenient nook for a microwave- Abundant storage space under the stairs, ideal as a pantry or for general storage- Elegant LED strip lighting guides you up the stairway to the first floor- CCTV Security cameras installed for added safety- The property is equipped with a premium BBQ ready for summer and gatherings - A generous rumpus area on the first floor, suitable for family, media, or games room - Keyless entry with a smart lock at the front door- In-built ducted vacuum system - Advanced security with alarm and intercom systems- Automatic garage door with remote and wall access - Graceful glass balustrade with a stunning chandelier elevates this property above the rest

This property is one not to be missed. It is a golden gem in the up and coming Western Sydney precinct. Contact Vedant Agrawal on 0490 173 525 or Nakul Raval 0435 325 644 to arrange an inspection or for further details.

**Disclaimer:** The above information has been gathered from sources that we believe are reliable. However, we cannot guarantee the accuracy of this information and nor do we accept responsibility for its accuracy. Any interested parties should rely on their own enquiries and judgement to determine the accuracy of this information for their own purposes. Images are for illustrative and design purposes only and do not represent the final product or finishes.