

**10 Sheila, Kellyville, NSW 2155**



**House For Sale**

Monday, 6 November 2023

10 Sheila, Kellyville, NSW 2155

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 708 m2**

**Type: House**



Lavin Li Wai Tong  
0423518288



Calvin Cheung

## **AUCTION Unless Sold Prior**

Desirably positioned in the ever popular Kellyville village, this delightful home occupies an enviable position, on the high side in the eye of a cul-de-sac. Features:- Tiled entry foyer- Spacious living room with down lights and floor to ceiling windows admitting plenty of natural light- Renovated kitchen with dishwasher and breakfast bar- Meals area- Three bedrooms, all with ceiling fans and the master bedroom with built-in robe- Renovated bathroom with a timber vanity and finished in a neutral colour scheme. Handy second toilet as well.- Study- Auto double lock up garage, one currently converted to a studio, but easily converted back to garaging space if so desired- Split system reverse cycle air conditioner, alarm, bottled gas for heating- Huge covered entertaining area at the rear with built in BBQ, and overlooking the large backyard with generous paved area, garden shed and veggie patch- Huge side access Conveniently located walking distance to the local primary school and quick access to main arterial roads, shops and amenities. Great first home, or one for the young family looking to move into the Hills. All information including the internal and external property area (floor size, address, and general property description) on the website has been provided to Bosland by third parties. Information contained on the website should not be relied upon and homebuyers are encouraged to undertake due diligence before a property purchase.