

11 Fraser Avenue, Kellyville, NSW 2155



House For Sale

Friday, 2 February 2024

11 Fraser Avenue, Kellyville, NSW 2155

Bedrooms: 5

Bathrooms: 2

Parkings: 2

Area: 656 m2

Type: House



Shiv Nair

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Kayla Scully

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AUCTION - Walk to Metro and T-way

Nestled in a premier pocket of Kellyville, this magnificent fully renovated home is peacefully positioned yet utterly convenient with its location - Welcome to 11 Fraser. Walking distance to Kellyville Metro, this dual-storey has recently undergone a comprehensive transformation that has beautifully enriched every corner of its oversized layout. The high-end kitchen creates an enviable context for entertaining, complemented by warm timber tones and the bonus of a practical ground floor guest or fifth bedroom. Features:

- 656.3sqm block on the high side of the street
- Property frontage offering a Northerly aspect
- Five bedrooms perfectly proportioned, three with built-in wardrobes, grand master with sizeable walk-in robe and a contemporary freestanding bath and shower ensuite
- Fifth bedroom located on the ground floor, perfect for guest accommodation
- Multiple formal and everyday living and dining areas, including study and upstairs rumpus room
- Polished contemporary gas kitchen showcasing plinth LED lighting, CaesarStone benchtops, quality appliances, walk-in butler's pantry, breakfast bar and abundant bench and storage space
- Modern main bathroom; main featuring shower, bath and separate toilet
- Powder room located on the ground floor
- Well-appointed internal laundry for all linen work and storage
- Spacious paved living and dining area sits under a large pergola, next to neatly trimmed lawns.
- Pristinely landscaped frontage highlighting a wrought-iron balcony, double automatic drive-through garage with side door access
- Additional features: CCTV, alarm security, pergola lightings and ceiling fan, ducted air con and an irrigated garden system

Positioned in family-friendly community with momentary access to the T-way and Kellyville Metro Station, with stage 2 scheduled to open in 2024, shopping centres and schools. A low maintenance lifestyle is yours to enjoy with nothing more to do except move in - Call Shiv on 0451 883 102 for further information.