

13 Boongala Crescent, Marsden Park, NSW 2765



Sold House

Monday, 14 August 2023

13 Boongala Crescent, Marsden Park, NSW 2765

Bedrooms: 5

Bathrooms: 3

Parkings: 2

Area: 385 m²

Type: House



Ray Denkha
0416385400

\$1,495,000

Congratulations to the family who was the successful buyer. Six qualified buyers missed out, many more enquired. We will have another two more coming up in the next 6 months, register your interest now to avoid missing out. Design quality, supreme spaciousness and high-end luxury comes to the streets of Marsden Park in this stunning architectural residence that's exclusively positioned in the boutique Melonba neighbourhood. This high-spec sensation showcases contemporary style and features an impressive two-level floorplan highlighted by cutting-edge appointments, many creative design pieces and an easy-to-maintain 385sqm level block of land, perfect for active families looking to upsize and upgrade their lifestyle. From conception to completion, this spectacular custom-built brand-new 40 square home has been meticulously executed to create the ultimate family escape. It is one of the finest properties to come onto the local market and promises to provide style, inspiration and an ultra-private entertainment environment that's within easy access to Marsden Park's amenities, schools, shopping and local parks. Property features:

- Custom-built brand-new 40.5 square home on a 385sqm level block
- A striking architectural façade that makes a great first impression
- Four double-sized upstairs bedrooms all with built-in wardrobes
- Downstairs guest/5th bedroom with wardrobe and ensuite bathroom
- Sumptuous master with a lavish walk-in robe, ensuite and balcony access
- Open concept living and dining with built-in fireplace and ceramic floors
- High-end kitchen featuring a stone breakfast island and butler's pantry
- The kitchen includes 900mm gas cooktop and stainless-steel dishwasher
- Covered alfresco entertainment area with summer kitchen and BBQ
- Private and secure rear garden with an easy maintenance level lawn
- A fully soundproofed dedicated theatre/movie room on the lower level
- Separate formal lounge room plus an upstairs family rumpus area
- A balcony on the upper level that captures elevated neighbourhood views
- Upstairs full family bathroom with bathtub plus an extra store room
- Thick hardwood timber floating staircase with a 10mm glass balustrade
- Internal access auto lock-up double garage and an abundance of storage
- Chandeliers in open living areas and LED downlights in all other areas
- Landscaped front and rear yards including a combination of turf and pebbles
- 2.7m high ceilings throughout plus handy PIN code front door entry
- Downstairs guest powder room plus internal laundry with outside access

Inclusions:

- 3 phase electric supply
- 4 CCTV cameras and TV antenna
- Instantaneous gas hot water system
- Blinds and flyscreen to sliding doors
- 900mm Westinghouse gas stainless-steel cooktop
- 900mm wide in-built Westinghouse rangehood
- 600mm Westinghouse electric stainless-steel oven
- Westinghouse stainless-steel rangehood and dishwasher
- 60mm reconstituted stone benchtops and stone splashback
- Chandeliers in open living and LED downlights throughout
- Electric feature heater
- Video intercom
- Four zoned Daikin air-con system and designed liner grill to all open areas
- Fitted wardrobes in all bedrooms
- Sealed colour driveway and epoxy in garage
- Whirlybird roof ventilator
- Letterbox
- Inground folding clothesline

There are so many premium inclusions, the list goes on & on... Please call Ray on 0416 385 400

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