

**14 Phillip Street, Seven Hills, NSW 2147**

**CENTURY 21**

**House For Sale**

Wednesday, 22 May 2024

**14 Phillip Street, Seven Hills, NSW 2147**

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 4**

**Area: 677 m2**

**Type: House**



Jeet Rana

## SUBMIT YOUR BEST OFFER

Defined by its contemporary architecture, impressive two-level layout, modern interiors, and high-tech features, this massive premier-family home is set to take your breath away!! Step into this elevated, ready-to-move-in home and prepare to be captivated by its undeniable charm. Meticulously crafted by the owner, this luxurious residence is designed to elevate your living experience. With its open-plan layout, a vast, lush-green backyard offering ample playing/party space, soaring ceilings, and premium tiled floors, this home sets the stage for an unparalleled level of luxury living. Convenience takes centre stage in this desirable Seven Hills locale—with an easy commute to the CBD, just over 30 minutes from the Seven Hills Station. With easy access to Shopping Centres, schools and a major Train station, experience the epitome of comfortable living in this ideal abode. Features: + Bedrooms— Spanning Five Large Bedrooms, enjoy the elevated view of the locality through Custom-crafted windows in the Master Bedroom, equipped with separate His & Her robe-space and couple-shower in the ensuite. Suiting families of all sizes, individual WIR and Ensuities are provisioned for 2 other bedrooms as well. + Contemporary Kitchen: Centre of attraction of an Open-living plan, the massive Kitchen features a premium selection of SMEG appliances, a stunning glass backsplash, dishwasher, oven, gas cooktop, sleek range hood, and a 40mm Stone benchtop island. This modern kitchen also extends to a huge Walk-in Pantry with a separate sink, giving abundant storage space. + 3 Living Spaces: An Entertainers delight - this abode features 3 Living spaces spanning between 2 floors. Ample areas designed for a formal lounge and a family area with open-living plan, along with a massive rumpus upstairs, providing space for the whole family to relax and entertain. + 3 Study Rooms: An additional highlight of this house is the 3 separate Study Rooms, making it ideal for working from home or running a home business without the need to share spaces, with an option to convert one of these study rooms into a Prayer room. + Powder Room + Modern Laundry + Large Garage: Accommodates two cars with epoxy flooring for durability. + Alfresco + Landscaped front yard and manicured backyard Upgraded Features: + Ducted Air Conditioning: A/C with 8 zones, providing individual climate control for every area of the house, including the garage. + Premium Brick Selections + Premium Tiles Selection for Floors and Bathrooms + CCTV Cameras: Latest system installed for added security. + Smart Home Setup: Equipped with smart switches throughout the house for enhanced convenience. + Ceiling Fans. + Premium Selection in Kitchen: Featuring SMEG appliances. + Separate drinking water provision Upstairs. + Water & Gas Provision in Outdoor Area. + Premium Fittings in Bathrooms. + Upgraded Frameless Shower Screens. + Crafted Landscape featuring a spacious flat backyard, new grass and red chips on the retaining wall + Garage Door Motor with Remote and Dog Door Provision. Location: + Easy access to Great Western HWY & M4, M7, Schools, Bus Stop & Train Station + Little over 30 mins to CBD from Seven Hills Station. + Short drive to Girraween High School, St Anthony's Primary School and Toongabbie Christian College. + Approx. 5 mins drive to Shopping Centres, Restaurants, Parks. Contact your exclusive agents, Jeet Rana, at 0410 567 777 or Parshant Rana at 0405 939 634 to learn more and take advantage. Act fast before it's too late! All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy, and interested persons should rely on their own enquiries.