

# 15 Ranleigh Circuit, Kellyville Ridge, NSW 2155

RE

## Sold House

Thursday, 11 April 2024

15 Ranleigh Circuit, Kellyville Ridge, NSW 2155

Bedrooms: 5

Bathrooms: 3

Parkings: 4

Area: 509 m2

Type: House



Raman Brar  
0288833592



Malwinder Pandher  
0288833592

**\$1,891,000**

Mountview RE is proud to present 15 Ranleigh Cct, Kellyville Ridge. Nestled in the heart of the vibrant community of Kellyville Ridge, this property presents a remarkable opportunity to own a stunning residence that seamlessly combines modern comfort with timeless elegance. Boasting impeccable design, premium finishes, and an enviable location, this home is sure to captivate the discerning buyer. This Eden Brae-built double-story residence offers space, quality, and style with generous living spaces including the well-positioned family and meals area, which seamlessly blends with the alfresco. Key Features to Highlight: Impressive Modern Facade Grand Master bedroom with stylish ensuite, His & Her basin, walk-in-robe and a private balcony Guest bedroom/In-Law retreat on the ground floor with ensuite & walk-in-robos Extra Powder Room on the ground floor 800\*800 tiles at the ground floor & Engineered timber flooring upstairs throughout The light and breezy open-plan grooved kitchen with a 40mm designer stone benchtop throughout & glass splashback, Smeg appliances including a Cooktop, Double Oven and integrated microwave & dishwasher. Peter Evans Double Sink on Island benchtop and a walk-in pantry Plantation Shutters & three-step cornices throughout Modern bathrooms with frameless shower screens, wall-hanging vanities, free standing bathtub High Ceiling at the ground and upper floor Expansive upper-level rumpus room Ceiling Fans, Multi-zoned ducted aircon, Downlights throughout, electric blinds Automated Double garage with Epoxy floor, internal access Cozy alfresco with Marbeau decking, a full outside kitchen with stone benchtop, glass splashback, 2 built-in burners and BBQ all connected with natural gas, double sink, bar fridge, built-in heater, ceiling fan, kitchen cabinetry Meticulously landscaped gardens and outdoor entertainment areas Location: John Palmer Public School 1200m The Ponds High School 2500m River Bank Public School 2400m Kellyville Ridge Public School 1000m The Ponds Shopping Centre 900m Kellyville Ridge T-Wat Bus 1200m Rouse Hill Metro 2300m Tallwong Metro 2500mm Disclaimer: Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy.