

**16 Bedford Road, North Epping, NSW 2121**

THE AGENCY

**House For Sale**

Friday, 16 February 2024

**16 Bedford Road, North Epping, NSW 2121**

**Bedrooms: 4**

**Bathrooms: 4**

**Parkings: 1**

**Area: 1100 m2**

**Type: House**



Catherine Murphy

0299537333

## Contact Agent

Feel miles away from the busy world in the serene ambience of this charming dual-level family home surrounded by the beauty of nature. This comfortable adaptable home offers spacious, versatile interiors, lush green outlooks and close proximity to transport links, quality schools & local shops. Its inviting lifestyle caters to growing families, work-from-home professionals, the self-employed, or those in need of additional living space.- A low-maintenance backyard features a private terraced oasis with a saltwater pool, overlooking the majestic reserve- It boasts the ultimate "play-zone" complete with a tennis wall, a basket-ball hoop, and cricket pitch – perfect for kids' games, or for fitness enthusiasts - Vast family appeal complete with stone kitchen, walk-in pantry, open-plan living area, workshop and carport- Lovely high raked ceilings, polished timber floors, freshly painted lounge/dining area -Air con in living/dining area, and in three bedrooms. Fourth bedroom with ceiling fan- Two bedrooms boast ensuites, two bedrooms feature balconies with sweeping bush views. All four bedrooms with built-in cupboards - Flexible rumpus + bath downstairs – easily convert to self-contained accommodation/office-Perfect for entertaining, offering multiple options including pool terrace, alfresco top deck, and front courtyard, all with leafy tree-top vistas- Abundant storage space including several under-house rooms- Sought-after catchment for Cheltenham Girls' and Epping Boys' high schools-Short walk to cafes, childcare, IGA and Epping North Public SchoolPlease call Catherine on 0422 975 795 should you have further queries