

# 19 Langford Smith Close, Kellyville, NSW 2155

## House For Sale

Thursday, 19 October 2023



19 Langford Smith Close, Kellyville, NSW 2155

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 549 m2**

**Type: House**



Justin Lowery  
0298997997



Nicolas Triemstra  
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## **Auction Bidders Guide \$1,200,000**

Situated in the heart of Kellyville, this property represents an outstanding entry level opportunity to purchase a stunning period style character home. Stepping into yesteryear, this gorgeous home offers amazing timber detail, open entry, gorgeous leadlight detail, high ceilings and polished floorboards. This home features two very spacious living areas, lighfilled kitchen, three spacious bedrooms and a large bathroom which features an over the bath shower, toilet and vanity. Externally you'll appreciated the opportunity to spend time sitting on one of the sundrenched verandahs or enjoy a low maintenance yard and the spacious double garage with roller door access. Positioned adjacent to council reserve and just a short stroll to Bernie Mullane Sporting Complex, local and M2 city bus service. Walking distance to Sherwood Ridge Primary School, Kellyville High School and the popular William Clark College. Easy access to Kellyville Plaza, along with showground and Kellyville Metro. If you are looking for an entry level home that oozes character and charm in a convenient location, then this could be the one for you.- Three sun filled bedrooms with leadlight windows- Spacious kitchen with an electric oven- Period style bathroom with plenty of nature light- Informal and formal living spaces- Set on a 549.1sqm block, the low maintenance yard is fenced- Walk to sporting facilities & schools