

233/44 Armbruster Avenue, North Kellyville, NSW 2155



Sold Unit

Thursday, 7 March 2024

233/44 Armbruster Avenue, North Kellyville, NSW 2155

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Area: 150 m2

Type: Unit



Ross Sorbello
0455832723

\$635,000

On The Doorstep Of North Kellyville Square, this impeccably maintained two-bedroom apartment epitomizes modern living, seamlessly blending tranquility and accessibility. With high ceilings, its well-thought-out layout provides ample space for you to establish your personal sanctuary, while the sleek design is accentuated by the flood of natural light streaming in from two separate glass doors that lead to the large outdoor balcony overlooking the shopping precinct. Conveniently situated in close proximity to public transportation with Rouse Hill Metro being a short ten minute drive away and various shopping centres and local schools, this residence offers a harmonious blend of serenity and urban convenience. The stunning gourmet kitchen exudes style and luxury, creating an ideal space for both cooking and entertaining. Revel in the beauty of a tile splash back, contemporary stainless steel appliances, and a four-burner gas cooktop for your culinary delight. Embrace an open-plan layout in the kitchen, dining, and living area, fostering a sense of spaciousness and warmth in your home. Two generously-sized bedrooms, with the master bedroom boasting an oversized walk-in robe that can easily double as a spacious and sophisticated study area – perfect for those seeking both comfort and functionality in their living space. Conveniently located within close proximity to the following schools: North Kellyville Public School, Rouse Hill High School, Australian International Academy, St Madeleine's Primary School and Marian College. • Large balcony overlooking North Kellyville Square with spectacular Hills District Views • Secure basement parking space + storage cage with access to electric vehicle charging • Two oversized bedrooms with master walk-in robe doubling as a study space • Low Strata fees - \$949.30 per quarter We have obtained all information in this document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.