

**24 Expedition Street, North Kellyville, NSW 2155**

**THE STUDIO**

**House For Sale**

Thursday, 8 February 2024

24 Expedition Street, North Kellyville, NSW 2155

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 2**

**Area: 4522 m2**

**Type: House**



Ismail Ates



Shady Ratib  
0406677755

## **Brand New Home on 4,522 SQM**

Resort-inspired family living, on just above 1 Acre (4,522 SQM) set in a peaceful tightly-held bush backing setting. Every element of the home has been thoughtfully designed with entertaining in mind. A blend of Hamptons flair matched with designer finishes and a remarkable floor plan perfect for growing or multi-generational households. Ideal for families who love their space & privacy or any tradesman, car enthusiasts etc.- Brand new custom built by Clever Home Developments, North facing aspect- Expansive open plan living with chandelier light fittings- Luxurious shaker-style entertainer's kitchen fitted with quality appliances- Gas cooking, 40mm stone benchtops, walk in pantry to kitchen- All-weather entertaining terrace overlooking a sparkling concrete pool- Large side access to the backyard, plenty of room for a shed- Cinema room fitted with Klipsch speakers, projector & projector screen- Three beautifully appointed double bedrooms downstairs- Master bedroom located downstairs with large walk in robe & ensuite- Two upper-level bedrooms with attic-style ceilings plus study- Top of the line bathrooms, fitted with custom finishes- Built-ins, floorboards, ducted reverse cycle air conditioning- Internal access to the automatic double garage, space for mezzanine- 4,522 Sqm block

**Location Benefits (all approximations):-** 850m walk to the nearest bus stop- 2min drive to Bladensburg Reserve/Park- 3min drive to North Kellyville Pre School- 4min drive to North Kellyville Square- 5min drive to Scribbles Kindy- 5min drive to Rouse Hill High School- 6min drive to The North Village- 8min drive to Rouse Hill Town Centre- 8min drive to Rouse Hill Metro- 8min drive to North Kellyville Public School- 9min drive to Rouse Hill Shopping Village- 10min drive to William Clarke College