

# 28 Coronato Parade, Colebee, NSW 2761

— Your Place

## House For Sale

Saturday, 24 February 2024

28 Coronato Parade, Colebee, NSW 2761

**Bedrooms:** 4

**Bathrooms:** 2

**Parkings:** 4

**Area:** 350 m2

**Type:** House



Jimmy Singh  
0403747702

**\$1,150,000**

Jimmy Singh and the team at Harcourts Your Place proudly introduces 28 Coronato Parade, Colebee. This property showcases an inviting family residence adorned with elegant finishes. The property features concreted side access and a rear entertainment area that invites outdoor enjoyment. Ducted air conditioning ensures year-round comfort, and practical enhancements such as upgraded brick retaining walls, eave-mounted downlights, and rooftop solar panels further elevate the property's appeal. This home lays the foundation for a comfortable family life, inviting you to explore the possibilities and make it your own. Schedule a viewing today to determine if it aligns with your requirements. The property is currently tenanted with a long term tenant, with a current lease agreement in place, making it a great investment opportunity!

**Property Highlights:**

- Contemporary kitchen with a stone waterfall edge bench
- Stylish bathroom design with stone vanities
- A generously sized garage with epoxy flooring and an external glass sliding door for potential living space conversion
- A master suite featuring a walk-in wardrobe and ensuite
- Neat concreted side access and a rear entertainment area adjoining a covered alfresco space
- Ducted air conditioning for year-round comfort
- Solar panels installed on the roof for energy efficiency

**Notable Aspects of Stonecutters Ridge:**

- Stonecutters Ridge Golf Club, welcoming public access
- Versatility for weddings, functions, children's parties, seminars, and more, including a sports bar, terrace, gaming room, restaurant, and pro shop
- Additional information available at Home - Stonecutters Ridge ([stonecuttersgc.com.au](http://stonecuttersgc.com.au))
- An award-winning golf course designed by Greg Norman, with features like tennis courts, a driving range, a golf simulator, and more
- Stonecutters Ridge community center available for hire
- Proximity to Colebee Village Green, featuring childcare, a medical center, a grocery store, and an upcoming gym
- Greenway shopping village, including Woolworths, BWS, Bakery, Sushi Bar, Chemist, Hairdresser, and more
- Convenient access to the Sydney Business Park, offering retailers like IKEA, Bunnings, Home Hub, ALDI, and more
- Easy reach to the M7 and Richmond Rd, with bus services available in the estate
- Close proximity to Schofields and Quakers Hill train stations

**Local Area Amenities and Features:**

- A mere 5-minute drive to William Dean Public School
- 10 minutes to Plumpton High School
- 10 minutes to Richard Johnson Anglican School
- 4 minutes to Greenway shopping Village, including Woolworths
- 20 minutes to Rouse Hill Town Centre
- 14 minutes to Schofields Train Station
- 17 minutes to Norwest Business Park
- 7 minutes to Sydney Business Park
- 2 minutes to Stonecutters Ridge Golf Club
- 6 minutes to M7 Entry via Richmond Rd
- Approximately 42 minutes to the Sydney CBD