

**28 Derby Road, Hornsby, NSW 2077**



**Sold House**

Thursday, 19 October 2023

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**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 1163 m2**

**Type: House**



**Matt Bolin**

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## Contact agent

Offering much more than first meets the eye, this light washed single level home rests on a substantial 1163sqm (approx) with a pool, excellent alfresco spaces and outstanding convenience. It's neat four bedroom floorplan promises immediate comfort making it a wonderful entry into the market with excellent scope to undertake a cosmetic renovation or something on a larger scale. With its prime setting on the cusp of Wahroonga it also offers the option to rebuild (STCA). Be inspired by its generous lounge and dining, modern kitchen, master with an ensuite, spacious terraces with a cabana by the pool and substantial backyard that could be transformed into a paradise for the kids. The Hornsby Hospital, James Park, bus services, Waitara Public School, Hornsby Station and Westfield are all within immediate reach.

**Accommodation Features:**

- \* Generous floorplan with a large L shaped lounge
- \* Formal dining, sliders open out to the terraces
- \* Casual meals rest besides the modern kitchen
- \* Asko dishwasher, four bedrooms, some with robes
- \* Master suite with a wall of robes and an ensuite
- \* Tidy bathrooms, ducted air conditioning, internal laundry
- \* Direct access to the large double lock up garage with storage


**External Features:**

- \* Set back from the road on a quiet street
- \* Pool, terraces, poolside cabana and sprawling backyard
- \* Solar panels, garden shed

**Location Benefits:**

- \* Adjacent to Hornsby Hospital
- \* 130m to the 575 bus services to Hornsby Station, Westfield, Waitara Public School, Turramurra Station and Macquarie University
- \* 350m to James Park
- \* 900m to Waitara Public School
- \* 1.2km to Westfield Hornsby
- \* 1.4km to Mark Taylor Oval
- \* 1.6km to Hornsby Girls High School
- \* Moments to Knox Grammar, Abbotsleigh, Barker College and St Leo's Catholic College

**Auction Saturday 11 November, 4pm - In rooms 2 Turramurra Avenue, Turramurra**

Contact  Matt Bolin 0417 269 023

**Disclaimer:** All information contained here is gathered from sources we believe reliable. We have no reason to doubt its accuracy, however we cannot guarantee it.