

# 3 Barcelona Drive, Prestons, NSW 2170

## House For Sale

Thursday, 28 March 2024

3 Barcelona Drive, Prestons, NSW 2170

**Bedrooms: 9**

**Bathrooms: 4**

**Parkings: 5**

**Type: House**



Farha Diba  
0405436393



Raine and Horne Ingleburn Sales  
0405436393

## AUCTION UNLESS SOLD PRIOR

Farha Diba, from Raine & Horne Ingleburn, is proud to present this stunning 9 bedroom, 4 bathroom house located at 3 Barcelona Drive in Prestons, which is a true gem. With a spacious open plan living area, a modern kitchen with a dishwasher, and a rumpus room for entertaining, this property has everything you could want in a home. The property was constructed in 2002 and features ducted cooling and heating, floorboards throughout, and an internal laundry. The outdoor area is perfect for entertaining with a fully fenced yard, inground pool, and outdoor entertaining space. The property also has a secure garage with space for 2 cars and additional open parking for 3 cars. With eco-friendly features such as ceiling insulation, this property is not only luxurious but also environmentally conscious. The architecture of the house is truly unique and adds to the charm of the property.

**8/9 BED || 4 BATH || 2 CAR**

**Main house:**

- 5 bedrooms, leisure room overlooking the beautiful back yard and pool, which, can also be used as an additional bedroom
- Master bedroom with ensuite and walk in robe
- Large family bathroom
- Guest bedroom downstairs with built ins
- Extra large living area, combined with lovely kitchen with gas cooktop, dishwasher and island, adorned by stone benchtops
- The living area opens up with bifold doors to the spacious back yard and in ground swimming pool
- Additional bathroom downstairs combined with laundry facilities
- Very spacious foyer
- Double lock up garage, remotely controlled
- Inground salt water pool
- Pool cabana for entertainment and gazebo behind the pool
- Covered barbeque area near the pool cabana and shed for storage
- Downlights throughout and ducted air conditioning

**RETREAT FEATURES:**

- 3 bedrooms upstairs
- Small study area
- Lovely bathroom with additional powder room
- Combined kitchen and dining, renovated recently, with electric cooking and dishwasher
- Living area opening with bifold doors to the back yard
- Separate entrance and alfresco area
- The retreat is joined with the main house through French doors
- Powder room downstairs and shelves for storage
- Downlights throughout and ducted air conditioning

**LOCATION FEATURES:**

- Easy access to the M5
- 2 min drive to Prestons Public School
- 2 min drive to Prestons Early Education Centre
- 5 min drive to Casula High School
- 4 min drive to Casula Mall
- 9 min drive to Ed Square
- 11 min drive to Liverpool City Centre

We look forward to seeing you at our next open home. For more enquires please call Farha Diba on 0405 436 393.

**DISCLAIMER:** Every precaution has been taken to establish accuracy of this information but does not constitute any representation by the vendor or agent. Prospective purchasers are urged to rely on their own enquiries.