

**42 Agland Avenue, Marsden Park, NSW 2765**



**Sold House**

Tuesday, 15 August 2023

42 Agland Avenue, Marsden Park, NSW 2765

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 4**

**Area: 455 m2**

**Type: House**



Sukhbir Sidhu  
0286105950

**\$1,525,000**

Didier Collard from Ray White Kellyville Ridge are pleased to present: This Detailed Custom Home which has been crafted for a lifestyle of serenity and effortless liveability. In a prestige location, with an immediate sense of timeless elegance, this stately reimagined Home introduces a new level of luxury living. Stunning period features have been complimented by luxe contemporary additions, resulting in a refined yet functional family home. Manicured lawns that inspire both comfort and pride. Offering gourmet open plan indoor/outdoor entertaining and sun-drenched level manicured gardens. The home has immediate wow factor with its sweeping open plan living and its easy flow between inside and out. This immaculate home features: ~ Four bedrooms ~ Large master bedroom with en-suite ~ Two immaculate bathrooms & toilet downstairs ~ Dedicated Media Room or Optional Bedroom downstairs ~ Rumpus Upstairs ~ Large open plan dining and living area ~ Gourmet kitchen with stone bench-top, quality appliances and complete butler's kitchen with an abundance of bench and storage areas ~ Generous internal laundry ~ Stunning large covered alfresco area ~ Well designed backyard ~ Multi zoned ducted reverse cycle air conditioning ~ Double auto garage

**Location Highlights:** ~ School catchment of Northbourne Public School & Riverstone High School ~ 3 Min (approx.) to St Lukes Catholic School ~ 2 mins (approx.) to shops & Playing Fields ~ 10 Minutes (approx.) to Ikea, Costco ~ 10 Minutes (approx.) to Marsden Park Business Hub & Riverstone Station

We highly recommend you visit this masterpiece. For more information, please contact us at Ray White Kellyville Ridge. In light of the recent lifting of restrictions on open homes, we ask that if you wish to visit one of our properties that you adhere to the health guidelines issued by the NSW Government. Please remain home if you are feeling unwell, minimize contact, and maintain 1.5m physical distancing inside and outside the property. As we work through this process, we kindly ask you to be patient during an inspection and follow the advice of the agent.