

# 45 Cutcliffe Avenue, Regents Park, NSW 2143

## Sold House

Monday, 6 November 2023



45 Cutcliffe Avenue, Regents Park, NSW 2143

Bedrooms: 5

Bathrooms: 3

Parkings: 2

Area: 439 m2

Type: House



Tim Kim

0424939941



Maria Santiago

0414323886

**\$1,600,000**

Elegant Residence - Torrens Title Creating an immediate sense of elegance with walls of glass, exposed timber beams and high-quality appointments, this Torrens Title home has been particularly designed to capture the very best in streamlined suburban living. Unveiling state-of-the-art design, its interiors unveil a collection of living areas that lead to five bedrooms and three bathrooms. The brand-new property is located adjacent to Cutcliffe Reserve and is 1.5km from Regents Park Station.- Grand double-height ceiling creates a refined sense of space and style- Sequence of living zones, three living areas available to lounge and dine- Effortless in/outdoor flow to an elevated all-season patio and backyard- Stone kitchen has stainless steel gas appliances, integrated dishwasher- Five luxe bedrooms, master enjoys a walk-in robe and private balcony- Stylish bathroom offers floor-to-ceiling tiles and matte black tap-wear- Ducted air-conditioning, chic blend of timber flooring and polished tiles- Two car garage, internal access, property enjoys a 360sqm corner block- Bold brand-new construction, master built for effortless family living- Located for convenience close to local shopping, schools and dining Approximate Outgoing Bills: Sydney Water: \$418 p/q apprxCouncil Rate: \$447p/q apprxDISCLAIMER: While Waters & Carpenter First National Auburn have taken all care in preparing this information and used their best endeavours to ensure that the information contained therein is true and accurate, but accept no responsibility and disclaim all liability in respect of any errors, inaccuracies or misstatements contained herein. Waters & Carpenter First National Auburn urge prospective purchasers to make their own enquiries to verify the information contained herein.