

# 6 Kirby Street, Rydalmere, NSW 2116



## Sold House

Monday, 14 August 2023

6 Kirby Street, Rydalmere, NSW 2116

Bedrooms: 5

Bathrooms: 3

Parkings: 4

Area: 586 m2

Type: House



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**\$2,902,000**

Introducing the epitome of family living – a stunning, expansive five-bedroom home that seamlessly blends comfort, luxury, and breathtaking views. Nestled in a prime location, this immaculate residence offers the perfect sanctuary for your family to thrive. Enjoy a harmonious balance of open-plan living and intimate spaces with multiple living zones. The generous layout caters to every family member's needs, whether it's entertaining friends, cozy movie nights in the media room, or peaceful mornings in the sunny alfresco area overlooking a pristine, gas heated, in-ground swimming pool and unobstructed district views out to the Blue Mountains.- 5 bedrooms in total (4 with walk-ins&1 with built-ins), upstairs Master and Guest Suite on ground floor both include ensuites- 3 full bathrooms, plus 2 powder rooms, all fully tiled with Methven tapware- Home office, large home theatre room with surround sound- Gourmet kitchen with 40mm Caesar Stone island waterfall bench top, SMEG 900mm range hood, cooktop and oven- Large butlers kitchen with walk in pantry and Caesar Stone bench tops & sinks- Kitchen features custom made soft close cabinetry and Vacpan vacuum in kickboard - Sweeping 180 degree views from every level of the Parramatta skyline, Blue Mountains & beyond- Inground Swimming pool with gas heating; Acoustic Pool filter box for noise cancellation- Cinema room with inserted acoustic insulation in walls. High quality Paradigm speakers concealed in ceiling- Alfresco area includes built in Ziegler & Brown Turbo Elite 5 Burner BBQ, and Blanco sink & Inka pull out tap- Ceiling fans in all bedrooms, living spaces plus alfresco area- Internal laundry complete with built-in cabinetry, Caesar Stone bench-tops and sink- Spacious rumpus room on first floor ideal for kids retreat and welcomes plenty of natural light. High ceilings through the home. - Multi-zone ducted air-conditioner with smart phone control. - Double lock up garage with built in storage, plus parking for 2 additional cars off street - Bosch security system to garage doors, plus video intercom via 2 monitors. - Security camera system with mobile app monitoring & control- Swimming pool, with Spa Jets, underwater LED lighting, Water Feature & Gas Heater- Gas connections/bayonets in Main Living, Rumpus & Alfresco area- Convenient position close to transport with buses on Victoria Road, Ferry at Rydalmere Wharf 850m away, Woolworths at Ermington only 650m away and great schools includ