

# 74 Sapphire Circuit, Quakers Hill, NSW 2763



## House For Sale

Friday, 8 March 2024

74 Sapphire Circuit, Quakers Hill, NSW 2763

Bedrooms: 5

Bathrooms: 2

Parkings: 2

Area: 450 m2

Type: House



Chirag Kirpal  
0437427659



Eddie Quispe  
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## AUCTION GUIDE \$1,490,000

Indulge in the epitome of luxury living with this extensively renovated family haven, nestled in a highly sought-after pocket of Quakers Hill and part of the coveted Barnier Public School catchment. This exquisite residence, backing onto Second Ponds Creek, ensures unrivalled privacy and tranquillity, shielding your backyard from prying neighbour eyes. Revel in the convenience of a short distance to local shops, schools, parks, and public transport. Contact us today to arrange an inspection!

From the moment you lay eyes on the well-maintained façade with feature pillars and a rich timber front door, you'll sense the grandeur that awaits within. Step through chic floorboards into the formal open plan living and dining rooms, perfect for intimate gatherings or quiet moments of reflection. The heart of the home unveils a fully renovated, Hampton's-inspired kitchen, adorned with 40mm waterfall stone benchtops, a 900mm gas cooktop, oven, dishwasher, pantry, matte black fittings, and pendant lights. An expansive open-plan family and dining room to the rear beckons you outdoors to an awe-inspiring alfresco, complete with decking, a spa, a ceiling fan, and easy-care gardens - a perfect setting for hosting events and entertaining guests.

Upstairs, plush carpeting leads to a study nook, catering to those who work from home. The oversized master suite offers mirrored built-in wardrobes, a walk-in wardrobe, and a private, fully renovated ensuite with a timber-look vanity, open shower, toilet, and matte black fittings. Three additional large bedrooms with built-in wardrobes grace the upper level, while a fifth bedroom downstairs provides ideal guest or in-law accommodation. The main bathroom mirrors the luxury of the ensuite with a timber-look vanity, bathtub, shower, toilet, and matte black fittings.

Additional features abound, including ducted air conditioning, newly installed 16V capacity solar panels, an alarm system, powder room downstairs, LED downlights, under stairs storage, linen storage, laundry with yard access, and a double garage with internal entry.

In a prime location, approximately 1km to Barnier Public School and Mary Immaculate Primary School, 1.8km to Quakers Hill High School, 850m to Farnham Road shops, 300m to Paterson Reserve and Poppy's Dog Park, and 2.8km to Quakers Hill Train Station, this residence seamlessly combines opulence, practicality, and convenience for the discerning homeowner. Embrace a lifestyle of comfort and sophistication in this refined family abode. Contact us today to secure your dream home!

\*\*\*\*\*Disclaimer: The above information has been gathered from sources that we believe are reliable. However, we cannot guarantee the accuracy of this information and nor do we accept responsibility for its accuracy. Any interested parties should rely on their own enquiries and judgment to determine the accuracy of this information. For inclusions refer to Contract.