

**77A Conrad Road, Kellyville Ridge, NSW 2155**



**Sold House**

Friday, 1 September 2023

77A Conrad Road, Kellyville Ridge, NSW 2155

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



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**\$1,500,000**

Ruma and the Team at McGrath are proud to present this Master built AV Jennings Home with spacious living and entertaining zones and plentiful accommodation for the growing family. This beautifully maintained and recently refreshed home presents a perfect opportunity to secure your new family home conveniently situated within minutes of beautiful parklands, multiple transport, a selection of quality Schools and shopping precincts. This home boasts the following inclusions and features. - Spacious and versatile formal lounge upon entry with potential for a guest bedroom- Highly desirable media/games room located to the rear with outdoor access- Expansive family and dining room adjoining the kitchen seamlessly connected to the outdoors- Modern kitchen with stainless steel appliances, gas cooktop, dishwasher, and spacious island bench. - Good-sized bedrooms with built in wardrobes- Master bedroom with large built-in wardrobe and private ensuite.- Extra open rumpus upstairs perfect for a teenage retreat or quiet study space. - Outdoor undercover area flowing on to the expansive back yard. - Neat and tidy easy-care backyard with plenty of room for a pool or kids to run around.-Lifestyle features and upgrades include, recently laid engineered timber to ground floor, new carpet to the upper floor and media room, ducted aircon, security alarm and camera system, 5.1kw solar panels, surround sound system to upstairs retreat, window shutters and gas cooking- Tech Features include fibre optic cabling to multiple locations in the house making it easy to work from home- Internal laundry with built in cabinetry- Extra toilet on ground level convenient for guests- Double garage with remote entry and internal access Perfect for a large or growing family this spacious abode is in an ultra-convenient location and presents the perfect haven for the whole family with its multiple living zones and highly functional floorplan. Call our sales team today for more information and inspection times  
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.