

9 James Place, Castle Hill, NSW 2154

property(inside)out

Sold House

Friday, 22 September 2023

9 James Place, Castle Hill, NSW 2154

Bedrooms: 4

Bathrooms: 2

Parkings: 3

Area: 957 m²

Type: House



Alan Kumar
1800467433



Keat Paulin
0401021678

\$2,350,000

SOLD BY ALAN KUMAR - 0424 292 844 Meticulously designed by award-winning Mark Hurcum of MHDP Architects, this stunning split-level residence is everything you could ever possibly want in a home. Located in a coveted family-friendly neighbourhood on a massive 957m² block, nestled at the end of a whisper quiet cul-de-sac with Cockayne Reserve directly behind you and major amenities within close proximity, the home could not be more perfectly positioned. The soaring vaulted ceiling and conservatory style windows in the dining room are a design highlight and allows for an abundance of natural light to filter into the home, emphasising the grandeur of the home whilst still maintaining a sense of warmth and familiarity. Striking in appearance with a cleverly crafted layout, this superb contemporary residence will appeal to those seeking space, style and privacy. Join us on a tour:

- As you enter the home, be sure to take in the view of the formal manicured gardens which beautifully complement the marble flooring in the foyer. From here, walk through to the formal lounge with adjoining patio area to one side, or up the stairs on the other to the middle floor, towards the study (or potential fifth bedroom) and master bedroom, complete with ensuite and built-in robe.
- The heart of the home lies in the kitchen, a practical yet refined space suitable for all occasions. Furnished with classic stone benchtops and glass splashback, induction cooktop, dishwasher and plentiful storage. The breakfast bar provides a quick and easy alternative to the traditional dining table, ideal for families on the go.
- Next is a sprawling family room, a relaxing space to bring guests together and seamlessly integrating the indoors with the outdoors. The deluxe limestone slow combustion fireplace is the perfect spot to cosy up with a good book in the cooler months, or enjoy a movie in style with the room's built-in surround sound system. This space effortlessly flows on to the alfresco area with integrated barbeque, and out to the lush green backyard.
- The piece de resistance of the home is surely the 9m indoor solar heated pool, resplendent with its glass tiling and infrared sauna. It shares the fireplace with the family room, making winter swims an absolute pleasure, and also takes in the gorgeous gardens via floor to ceiling windows.
- Stroll up the staircase to the remaining 3 bedrooms, all of great size and with built-in robes. Two also feature built-in vanities, while the third bedroom boasts a private terrace.
- The main bathroom is centrally positioned and appointed with an oversized shower, bathtub, dual basin vanity and separate WC.
- Double remote garage with internal access to the home, plus the added benefit of an adjoining room off the back, suitable for usage as a workshop, home office or gymnasium.
- Ensuring your family's safety is always paramount, and this is ensured via front door intercom with connected Commander phone system, back to base security with lighting, plus deadlocks to all windows and doors.
- The interior walls have just been freshened up with a coat of paint, and new timber floorboards installed throughout the home.

Local facilities - walking distance to bus stop for Showground Metro and Parramatta services (200m), Gilroy College and Showground Metro (1.2km), under 5 minutes' drive to Excelsior Public School and recently reopened Waves Fitness and Aquatic Centre, approx. 5 minutes' drive to Castle Towers, Castle Hill RSL, Baulkham Hills TAFE, Grove Square, Norwest Marketown, Metro and Business Park, Fred Caterson sporting and recreational facilities. Around 10 minutes' drive to Oakhill College and Hillsong, approx. 15 minutes' drive will have you at Round Corner / Middle Dural, The Hills Grammar School and Norwest Private Hospital. School catchment areas - Excelsior Public School, Crestwood High School, Oakhill College, Gilroy College, William Clarke College, Hills Adventist College, The Hills Grammar School, St John XXIII Catholic College

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