

**219/1 Mulyan Street, Rouse Hill, NSW 2155**

**Professionals**

**House For Sale**

Wednesday, 10 July 2024

219/1 Mulyan Street, Rouse Hill, NSW 2155

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: House**



Kane Houston

0419199557

## Contact Agent

Kane Houston and the Team at Professional North West invite you to experience the sheer elegance and comfort of this exceptional property. Discover a residence where modern comforts seamlessly intertwine with stylish charm. Inside, you'll find two generously sized bedrooms, each offering a tranquil sanctuary. The ensuite bathroom provides a private oasis, while the well-equipped kitchen stands ready for culinary adventures. The living spaces are bathed in natural light, creating an inviting atmosphere perfect for relaxation and entertainment alike. Features:• Two spacious bedrooms with hardwood flooring• Ensuite bathroom in the master bedroom• Kitchen equipped with stainless steel appliances including a dishwasher and gas cooktop stove• Ducted air conditioning throughout for enhanced comfort• Balcony access from the living room and second bedroom• Modern bathrooms, with the main bathroom featuring a bath• Open-plan living, kitchen, and dining areas• Large windows throughout for abundant natural light• Spacious Study • Downfall lighting• Linen cupboard with additional storage• LED lights in kitchen and bathroomsLocation:• 5 minute drive to Kellyville Ridge pre school (3.2km)• 8 minute drive to Schofields public school (4.4km)• 6 minute drive to Tallawong Public school (4.5km)• 6 minute drive to The Ponds high school (3.2km)• 5 minute drive to Rouse Hill Town centre (2.4km)• 5 minute drive to Rouse Hill Town centre for buses and metro line (2.4km)• 3 minute drive to Rouse Hill regional park (1.5km)Disclaimer: All information herein is gathered from sources deemed reliable. While we have no reason to doubt its accuracy, we cannot guarantee it. All interested parties should conduct their own inquiries.