

**25 Meredith Ave, Kellyville, NSW, 2155**



**Leased House**

Saturday, 17 August 2024

25 Meredith Ave, Kellyville, NSW, 2155

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Type: House**

## Exquisite Family Living in Prime Kellyville Location

Welcome to your dream home! This oversized, two-storey residence offers the ultimate in quality and comfort, designed to cater to every need of a modern family.

Step into a welcoming hall entry that sets the tone for this spacious home. Enjoy both formal and informal living spaces perfect for relaxation and entertaining. The heart of the home features a state-of-the-art kitchen with gas cooking, a dishwasher, and ample counter space.

Four generously sized bedrooms ensure everyone has their own space. The master suite boasts an ensuite and walk-in robe. A versatile rumpus room upstairs is perfect for family activities or a kids' play area. Additionally, a separate downstairs study can easily be converted into a fifth bedroom, complete with an adjoining third bathroom.

Stay comfortable year-round with ducted air conditioning throughout, and enjoy peace of mind with a built-in security alarm system. The easy-care yard features a level grassed area, perfect for kids to play, alongside a fully fenced inground swimming pool. A double garage with internal access and remote-controlled doors provides ample parking and storage space.

Situated at the top of a picturesque cul-de-sac, this home offers tranquillity and convenience. You'll be just moments away from Kellyville High School, Kellyville Plaza, local bus stops, and Bernie Mullane Sports Complex. This home truly has it all, combining style, luxury, and a prime location.

Property features:

- Oversized, two-storey home with formal and informal living areas
- Gourmet kitchen with gas cooking and dishwasher
- Four generous bedrooms, master with ensuite and walk-in robe
- Upstairs rumpus room
- Separate downstairs study or 5th bedroom with an adjoining third bathroom
- Ducted air conditioning, security alarm system
- Easy-care yard with a level grassed area
- Fully fenced inground swimming pool
- Double garage with internal access and remote-controlled doors
- Close to Kellyville High School, Kellyville Village, local public transport, Bernie Mullane Sports Complex

Don't miss out on this opportunity to secure the perfect family residence in Kellyville.