

**29A Manor Rd, Hornsby, NSW, 2077**

**SOAMES**

**House For Sale**

Wednesday, 7 August 2024

29A Manor Rd, Hornsby, NSW, 2077

**Bedrooms: 5**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Jacinta Campbell

## Family Home in Sought After Area

This is a rare opportunity to purchase a spacious, recently renovated home located in the Hornsby North School Catchment area.

The layout offers level access to all principal areas, combining functionality with flexibility. Downstairs could serve as accommodation for grandparents or be utilised as a separate home office and guest bedroom, depending on your needs.

Feature and location benefits:

- Two newly renovated bathrooms with matching fittings, waterfall shower heads, and clean flush toilets.
- The upstairs bathroom boasts underfloor heating, heated towel rails, and abundant natural light, akin to a private day spa.
- Multiple living and dining areas seamlessly integrate with outdoor spaces, ensuring long-term enjoyment and flexibility.
- Brand-name appliances with the option for easy conversion to gas cooking.
- Freshly painted interiors and exteriors, sparing you the need for immediate redecoration.
- New hypo-allergenic 100% New Zealand wool carpets and professionally refinished floors throughout.
- Upgraded 3-phase power supply and switchboard to future-proof the home.
- New energy-efficient LED lighting to reduce electricity costs.
- Newly installed air-conditioner and fan in the master bedroom for year-round comfort.
- Spacious workshop with external access and a dedicated circuit for welding or machinery.
- Universal CHAdeMO EV charger compatible with all brands.
- Comprehensive stormwater system ensuring dry interiors even during severe storms.

Beyond the impressive features of the home lies its breathtaking view, offering a serene backdrop that captivates and relaxes. The property spans 2,372 m<sup>2</sup>, guaranteeing tranquility, space, and fresh air.

Conveniently located within walking distance to many popular dining options, as well as parks and reputable schools such as Hornsby North Public School, Hornsby Girls, Barker College, Asquith Girls and Asquith Boys, with easy access to transportation hubs and shopping at Westfield.

To discover the enchantment this home has to offer, please call James Campbell on 0412 716 610.

We have obtained all information in this document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.