

**34 Delaney Drive, Baulkham Hills, NSW, 2153**

MANOR

**House For Sale**

Friday, 13 September 2024

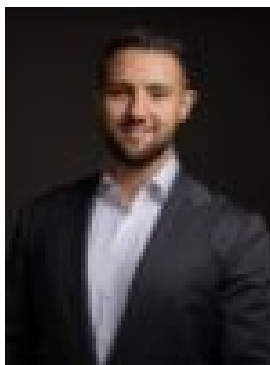
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**Bedrooms: 4**

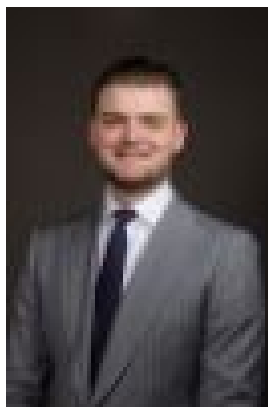
**Bathrooms: 2**

**Parkings: 3**

**Type: House**



Zach Eadie  
0432293750



Lachlan Whalen  
0296395833

## Charming Crestwood Residence

Perched in the sought-after Crestwood pocket, this stunning single-level home offers a perfect blend of style and functionality. With light-filled interiors and a neutral palette, this residence provides a welcoming family sanctuary ready for you to move in and personalise.

Set on an expansive 828sqm (approx.) block, the home features a versatile floorplan with four generously sized bedrooms, a modern kitchen, and multiple living areas, ideal for a growing family. The exterior is equally impressive, boasting a private pool and a lush green lawn with a paved seating area, perfect for entertaining.

Located in a convenient position, within close proximity to Norwest Metro/Business Park/Market town. On the high side of the street overlooking Mary Mackillop Reserve with children's playground, easy access to St Michaels Primary School, and a short walking distance to both Crestwood High & Crestwood Public Schools. Easy access to M2/M7 motorways (approx. 8 min drive) and Showground Business Park (approx. 8 min drive).

### Additional Features:

- Spacious living room
- Study with ample storage
- U-shaped modern kitchen
- Four generous bedrooms, all with built in robes and one with a study nook
- Master bedroom with ensuite and walk in robe
- Open dining room
- Sun filled spacious family room with views of the backyard
- Modern main bathroom and ensuite
- Internal laundry with access to the garage
- Private inviting pool
- Lush, grassed area with paved seating area
- Double car garage automatic garage
- Covered carport with automatic roller door

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. Any interested parties should rely on their own enquiries and judgment to determine the accuracy of this information for their own purposes. Images are for illustrative and design purposes only and do not represent the final product or finishes.