

**35A Linton Lane, West Ryde, NSW, 2114**



**House For Sale**

Tuesday, 6 August 2024

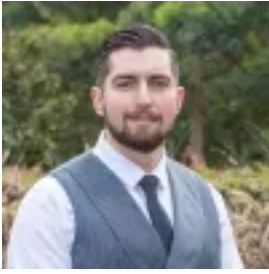
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**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 1**

**Type: House**



Jason Kiprovski



Nicolas Schreiber  
0477118877

## Spacious 4 bed duplex in tranquil cul-de-sac walking distance to West Ryde Train Station

Discover the perfect blend of quality and convenience in this generously proportioned family home, nestled in a peaceful street to ensure maximum tranquility and privacy. Boasting 4 large bedrooms, distinct dining and living spaces, and a low-maintenance courtyard, this home offers ample room for living and entertaining.

### Highlights:

- \*Charming and expansive family home located in a serene cul-de-sac
- \*Easy-care gardens with no strata fees
- \*4 spacious bedrooms all with built-in wardrobes; master bedroom includes an ensuite
- \*Vast living and dining areas leading to a private rear entertaining courtyard
- \*Modern kitchen equipped with gas cooking and stainless steel appliances
- \*Conveniently situated within walking distance to the ferry, schools, bus stops, and just a 5-minute stroll to West Ryde train station
- \*Ideal for extended families or savvy investors, this home promises a comfortable and convenient lifestyle

### Location:

- 300m/5min walk to Victoria Rd Bus Stop
- 600m/9min walk to Anzac Park
- 750m/12min walk to Carara Reserve
- 850m/13min walk to Meadowbank Public School
- 850m/13min walk to Marsden High School
- 1.2km/5min drive to West Ryde Shopping Centre/Railway Station
- 1.4km/4min drive to Top Ryde Shopping Centre
- 1.7km/5min drive to Meadowbank Ferry Wharf

Disclaimer: Third parties have provided Ray White with all of the information included above, including but not limited to the basic property description, price and location. We acquired this information from credible sources, but we cannot guarantee its correctness. This information should not be relied upon; instead, you should do your own research and get professional advice on this or any other property listed on this website. "STCA" means Subject to Council or other approvals.