

**40 Boundary Road, Chester Hill, NSW, 2162**



**House For Sale**

Saturday, 24 August 2024

40 Boundary Road, Chester Hill, NSW, 2162

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 4**

**Type: House**



Anthony Roumanous

## Ideal Family Home with Duplex Potential

Discover the perfect blend of comfort and convenience in this inviting family home. This beautifully designed property offers everything a modern family needs with a versatile layout and ample outdoor space. Positioned on the high side of the street with a 15.24m frontage on 600.7m<sup>2</sup> with no sewers or easements, this home also makes the ideal duplex site (STCA).

### Property Features:

- **3 Bedrooms:** All bedrooms feature built-in robes, providing plenty of storage and space for the whole family.
- **Generous Living Areas:** Enjoy the expansive living room (6.6 x 3.2m) and adjoining dining area, perfect for family gatherings and entertaining.
- **Modern Kitchen:** Well-appointed kitchen with plenty of counter space & storage, ideal for cooking up your favourite meals.
- **Stylish Bathrooms:** The main bathroom is centrally located, with two additional WCs for added convenience.
- **Alfresco Area:** Step outside to the covered alfresco area, perfect for outdoor dining, relaxing, or entertaining guests.
- **Separate Laundry:** Functional laundry area with easy access to the outdoors.
- **Lock Up Garage:** Spacious 3.6 x 7.0m garage with an additional covered carport, providing ample parking for multiple vehicles.
- **Large Backyard:** The expansive backyard offers plenty of room for kids to play or to create your dream garden.

Located in a family-friendly neighbourhood, this home is close to local schools, parks, and shops, making it the ideal place to raise a family. Don't miss the opportunity to make this your new home!