

# 48 Ula Crescent, Baulkham Hills, NSW, 2153

MANOR

## House For Sale

Friday, 16 August 2024

48 Ula Crescent, Baulkham Hills, NSW, 2153

Bedrooms: 3

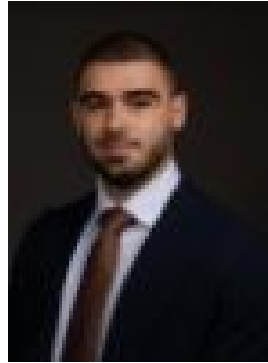
Bathrooms: 3

Parkings: 2

Type: House



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## Tranquil Outlook

Tucked back from the street with a leafy backdrop, this updated family home offers something for everyone. Adorned with sun-drenched interiors and an expansive open-plan layout, it seamlessly transitions to a generous outdoor entertainment area and a sparkling in-ground swimming pool. Designed with the connoisseur of entertaining in mind, this home harmoniously blends elegance with functionality.

Situated in a whisper quiet location the home is a short walk away from Grove Square Shops, cafes/restaurants, City buses, family-friendly parks and within close proximity to quality local schools and main arterial roads.

Main features of this home include:

- \* Covered front porch
- \* Sun-drenched and open plan living and dining area
- \* Study nook
- \* Spacious family living at the rear with sliding doors out to the alfresco
- \* Family rumpus room downstairs with option for a home office or teenager's retreat, complete with storage and a full bathroom
- \* Modern kitchen, renovated approx. 7 years ago, complete with breakfast bar seating, ample storage and stainless-steel appliances including gas cooking
- \* Master bedroom boasts a large walk-in robe and modern ensuite with dual vanity, shower and toilet
- \* Two additional bedrooms with built-in robes
- \* Modern family bathroom with separate bath and shower, heated towel rack, renovated approx. 4 years ago
- \* Split system air-conditioning and ceiling fans
- \* Large undercover outdoor entertaining area flowing out to the manicured grassed backyard with tranquil, leafy backdrop
- \* Salt water electric heater inground pool with entertaining deck surrounds
- \* Storage shed
- \* Large water tank under deck
- \* Ample storage space under the house
- \* Ample driveway parking and gated side access

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.