

**Lot 13, 35 Stringer Road, North Kellyville, NSW 2155**



**Sold Residential Land**

Tuesday, 23 April 2024

Lot 13, 35 Stringer Road, North Kellyville, NSW 2155

Area: 483 m2

Type: Residential Land



Alexandra Meadth  
0288343200

**\$1,265,000**

A fantastic opportunity exists to secure a lot in this desirable development, ideally located between Stringer Road, Sarabah Street and beyond to Willandra Crescent. An idyllic and sought-after pocket of North Kellyville. R2 zoned lots of this size and quality are rarely made available. Lots range in size from 374sqm-632sqm, and enjoy generous, flat building platforms suitable for slab construction. With a peaceful bush backdrop to the rear of the site and set in the company of high quality completed homes, these lots also offer the convenience of shopping and lifestyle amenities just a few minutes drive away. North Kellyville delivers quality schooling options, a number of efficient transport methods, and a selection of beautiful parks, modern playgrounds and other family facilities. Contact Alexandra or Mark to secure your lot now with a deposit, with the balance due on settlement, which is presently estimated for late 2023. Key travel information includes the following (all approximate):- 40m to nearest bus stop- 1.2km (2 min walk) to Barry Road Reserve- 3min drive (2km) to North Kellyville Square- 6min drive (2.7km) to North Kellyville Public School- 9min drive (5.1km) Rouse Hill High School- 7min drive (3.6km) to The North Village- 11min drive (5.3km) to Kinda-Mindi Early Learning Centre- 6min drive (3.6km) to Our Lady of the Angels Primary School- 9min drive (6.0km) to Rouse Hill Town Centre- 10min drive (6.2km) to Rouse Hill Metro Station- 9min drive (5.6km) to Bernie Mullane Sports Complex- 13min drive (8.8km) to Kellyville Metro Station

**YOUR MOVE.** \*All information in this advertisement was gathered from sources deemed reliable, however Opes RE or any staff related to the advertised property cannot guarantee the accuracy of this information and nor do we accept responsibility for its accuracy. Intending purchasers must make and rely upon their own enquiries. Opes RE on behalf of the vendor reserves the right to amend prices or withdraw any property from sale without notice. Property Code: 398