

# Lot 3 Squires Avenue, Cobbitty, NSW 2570

## Sold House

Wednesday, 17 April 2024

Lot 3 Squires Avenue, Cobbitty, NSW 2570

Bedrooms: 5

Bathrooms: 2

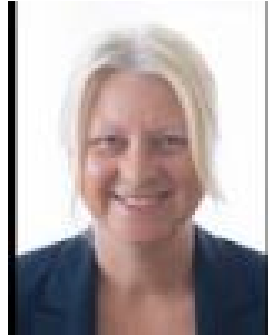
Parkings: 2

Area: 1057 m2

Type: House



Carmel Lonergan



Donna Ganoy  
0435914137

**\$1,375,000**

Truly an entertainer's dream, this home provides a free-flowing floorplan which makes the most of space. Entertain with ease from the well-appointed kitchen complete with spacious walk-in butler's pantry, opening onto the dining and living areas and through the outdoor space to enjoy alfresco dining. This home also features a convenient double garage providing convenient access complete with a workshop providing plenty of room for storage of tools, sports equipment and more. Or for a more relaxing moment, the theatre room allows the whole family to enjoy the cinema experience from the comfort of home.

- A premium 5-bedroom home with modern open plan living, dining & kitchen
- Ducted reverse cycle air-conditioning
- Caesarstone® kitchen and bathroom benchtops
- Westinghouse SS kitchen appliances
- Mirrored sliding robe doors
- Windows treatments throughout including flyscreens
- Lockup double garage with dedicated workshop
- Fully landscaped and fenced along with concrete path and driveway
- Neighbour heritage land and a beautifully landscaped fire trail
- Solar panels installed
- Ready to Move-in!

This stage of Arcadian Hills offers premium positioning within the community. It consists of just twenty-three oversized lots that back onto heritage land that is never to be built on. Experience the best of family living in this unique and sought-after location! Experience the AVJennings difference first hand by visiting our furnished AVJennings showcase home. You get more with AVJennings. We have fixed price costs with single contract, ready to move into homes, and there are no progress payments along the way. Opportunities like this are rare so act quickly to avoid disappointment. Call one of our friendly Sales Consultants today.

Disclaimer \*Prices stated are subject to availability. Additional costs for stamp duty, utility connections, and statutory requirements may be incurred pending location of property. Images are indicative only. All descriptions have been prepared in good faith and with due care however may be subject to change without notice at any time. Purchasers should inform and assure themselves by inspection, independent advice or as otherwise necessary prior to purchase.

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