



38 Timbarra Avenue Kellyville NSW

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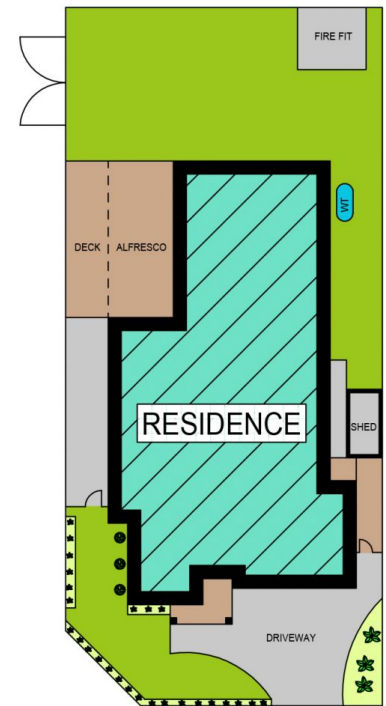
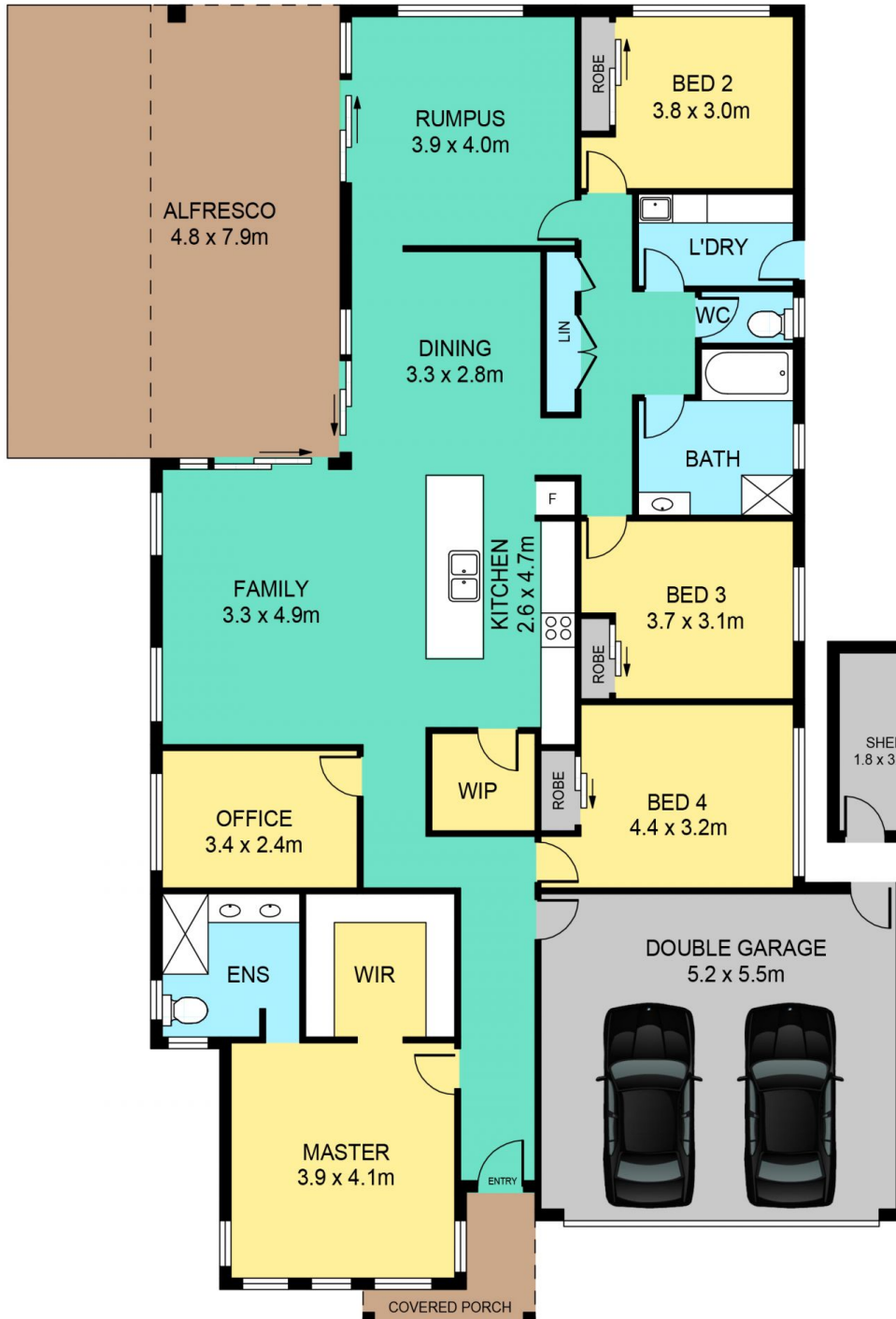
Positioned on a generous 579sqm parcel of land in a highly sought after pocket of North Kellyville is this breathtaking single level home that is guaranteed to impress with a functional floor plan & quality throughout. Cleverly integrating spacious in/outdoor entertaining areas with corner Bi-Fold doors leading out to the majestic alfresco area this property is an entertainer's dream & ticks all the boxes.

Located around other luxury homes & being in a peaceful and friendly neighbourhood, you will enjoy the ultimate convenience of being within walking distance to local and city express bus stops, North Kellyville Square & also within close proximity to Rouse Hill Town Centre, the upcoming Rouse Hill Train Station and highly sought after zoned schools Ironbark Ridge Public School and Rouse Hill High School this residence is a standout opportunity and is

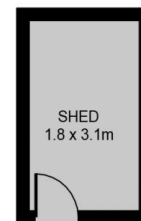
Price : \$ 1,170,000
Land Size : 579 sqm
View : <https://www.theavenuerealestate.com.au/4813646>



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SITE PLAN



38 TIMBARRA AVENUE, KELLYVILLE

DISCLAIMER:

PLANS SHOWN ARE FOR MARKETING PURPOSES ONLY. ALL DIMENSIONS ARE APPROXIMATE AND NOT TO SCALE. THEY ARE SUBJECT TO ERRORS AND INACCURACIES AND NO LIABILITY WILL BE ACCEPTED. INTERESTED PARTIES SHOULD MAKE THEIR OWN INQUIRES.