









## 18 Cigolini Place Kellyville NSW

Perfectly positioned on a 700m2 block in a whisper quiet cul-de-sac is this beautifully renovated large family home. Filled with character and charm, this home has been designed to ensure great functionality with the best use of indoor and outdoor living.

Suited to the growing family, the open plan living space seamlessly flows from the modern kitchen, which includes integrated appliances and plenty of storage options. Upstairs accommodation hosts a master suite with walk in robe and ensuite along with an additional 4 generous sized bedrooms all with built in robes.

The outdoor alfresco is complimented by a sparkling pool and large grassed yard area, perfect for entertaining all year round.

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**Price:** \$1,415,000

View: https://www.theavenuerealestate.com.au/486476

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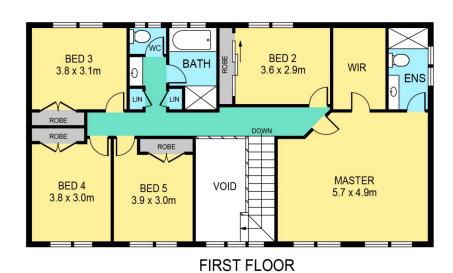
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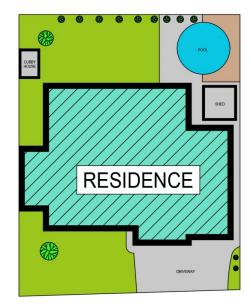


55m<sup>2</sup>

**GARAGE** 

APPROXIMATE SIZES





SITE PLAN **ALFRESCO RUMPUS** 9.0 x 4.6m 5.9 x 4.6m KITCHEN STUDY 3.0 x 3.0m 3.4 x 3.2m FAMILY / MEALS **DINING** 5.1 x 4.0m 4.0 x 3.3m COVERED AREA 5.7 x 4.2m LIN OW F F BATH COVERED L'DRY AREA 6.5 x 2.4m LOUNGE **FOYER GARAGE** 6.0 x 4.0m DOUBLE GARAGE 5.7 x 4.0m 5.7 x 5.7m PORCH GROUND FLOOR 257m<sup>2</sup> 104m<sup>2</sup> **INTERNAL EXTERNAL** 

## 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 INQUIRIES.

18 CIGOLINI PLACE, KELLYVILLE