

Sold



260 The Ponds Blvd, The Ponds



## Lake Front ! Dual Occupancy !!

🛏 6 🚿 3 🚗 3

Situated in the most prestigious of locations, on the lake this outstanding home comprises of a substantial main residence as well a separate and self contained one bedroom apartment with income. A must to inspect for astute family buyers and investors featuring:

- \* Main residence includes four spacious bedrooms plus guess bedroom or study and multiple living zones as well as an upstairs retreat ( previously rented at \$650pw)
- \* Formal lounge with stunning lake views opening on to the front porch
- \* The 9 foot ceilings encapsulates the feeling of space in the open plan family and meals overlooking the grand alfresco with pillar less stacker doors and screens
- \* The gas kitchen is complemented with stainless steel appliances, stone benches and dishwasher
- \* Master bedroom with its own balcony and lake views as well as en-suite with stone bench-tops, duel vanities and W.I.R.
- \* Added luxuries such as beautiful quality flooring, air-conditioning, ceiling fans and down-lights are evident that this home is exceptional
- \* Outside the light filled alfresco overlooks a private and tranquil garden with room for children and pets to play in and enjoy the northern aspect

\* The detached self contained 1 bedroom flat is totally independent of the main residence and also includes a large open plan living space, kitchen,

Price	SOLD
Property Type	Residential
Property ID	501

### Agent Details

James Sotiropoulos - 0438 661 425

### Office Details

Kellyville  
Shop 7 /50 Windsor Rd Kellyville  
NSW 2155 Australia  
02 8824 4222

**James Kelly**  
REAL ESTATE

bathroom and bedroom above the oversized garage and carport (previously rented at \$380pw)

All this and more in a location where you will be able to stroll along The Ponds Lake, walk to the new Tullawong Railway station, local schools, the local vibrant shopping centre and be minutes to Rouse Hill Town Centre. Photos are for illustration purposes only and may not reflect actual incusions for further details contact agent or to view on 0438 661 425

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.