



### 3 Barnes Place Rouse Hill NSW

4  2  2 

Set in a whisper quiet cul-de-sac this beautiful property oozes warmth, comfort and was first utilised as a display home.

The floorplan goes above and beyond with multiple living areas including space for an office, centralised kitchen and is serviced by a main bathroom and en-suite to the master bedroom.

Outdoor entertaining has unquestionably been kept in mind, as you enter the backyard you are met with a beautiful undercover entertaining area with high vaulted ceilings and a sand pit for the kids. This flows onto a good sized yard with pebble pathways, so there's plenty of room for a trampoline or two?not to mention a crystal-clear pool with solar heating and pool maintenance included!

You will be within walking distance to Rouse Hill Primary

**View :** <https://www.guardianrealty.com.au/lease/nsw/hills/rouse-hill/residential/house/6446079>



**Jonathan D'souza**  
0448 580 039



**Wayne Calvert**  
02 9651 1666