



43 Annabelle Crescent Kellyville NSW

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Enjoying a peaceful position on the high side of the street, this neatly presented family home offers modern interiors and a flexible floorplan. Boasting a spacious living and dining zone to the left of entrance as well as an informal meals zone, there is plenty of space for the family to enjoy. Caesarstone benchtops frame the centrally-set, crisp kitchen which includes a built-in pantry, modern stainless-steel cooking appliances and plenty of storage. A separate rumpus room with a powder room and bar offers potential as a teenage retreat or entertainer's haven. The manicured backyard offers plenty of space for the kids to play while a paved area offers a relaxed place to enjoy a meal.

Three well-sized bedrooms with integrated storage to two make up the formal accommodation of the home. An impeccably renovated two-way main bathroom serves the

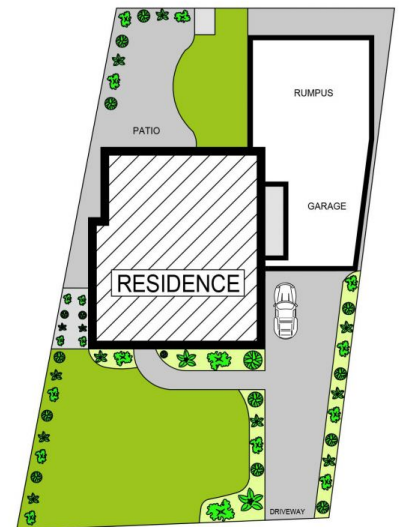
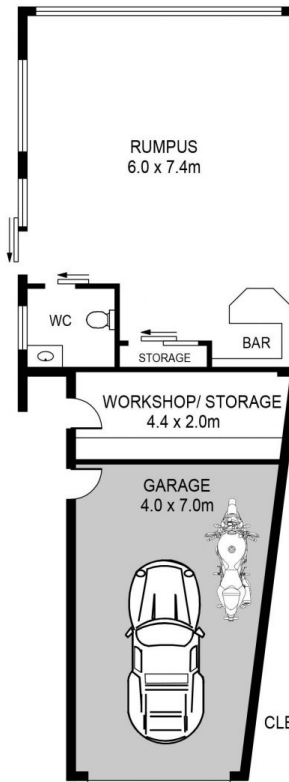
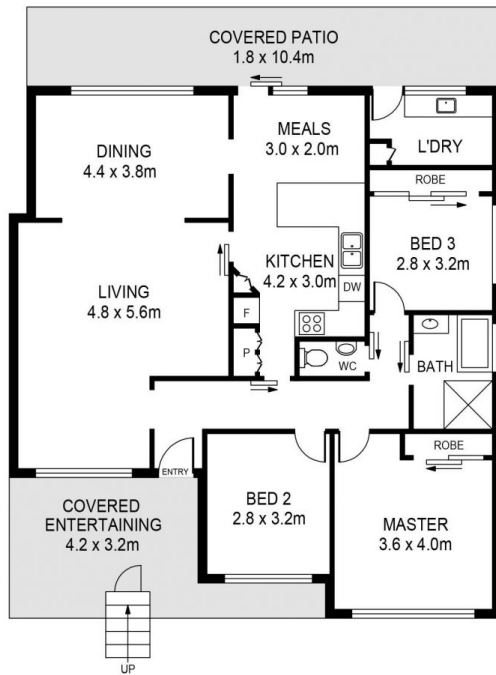
Price : \$ 1,680,000
Land Size : 696 sqm
View : <https://www.guardianrealty.com.au/sale/nsw/hills/kellyville/residential/house/6823046>



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SITE PLAN

HEIGHT
CLEARANCE 2.5m



43 ANNABELLE CRESCENT, 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 INQUIRIES.

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