



## 259 Annangrove Road Rouse Hill NSW

4  3  5 

Enjoying an ultra-convenient position in a rapidly transforming Rouse Hill pocket, this mostly arable five-acre parcel is full of opportunity and potential. Surrounded by upcoming developments, this property is a great investment opportunity or suited to those seeking a Hills acreage lifestyle. An existing home is set back from the road for peace and quiet, and is spread over a practical single level design with multiple living zones positioned to enjoy the acreage outlook.

Four large bedrooms with integrated storage make up the formal accommodation of the home. The master suite enjoys the luxury of an ensuite while a generous bathroom serves the other bedrooms. Also positioned on the acres is a self-contained granny-flat perfect for guest accommodation or as an additional source of income. The address is within moments of Rouse Hill Town Centre, two

**Price** : \$ 4,100,000

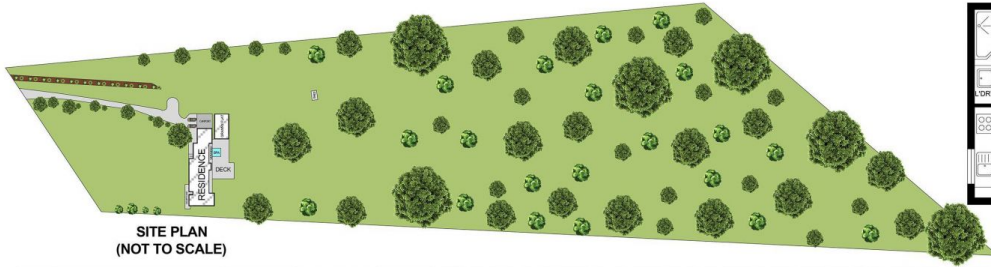
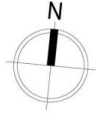
**View** : <https://www.guardianrealty.com.au/sale/nsw/hills/rouse-hill/residential/acreagesemirural/6827399>



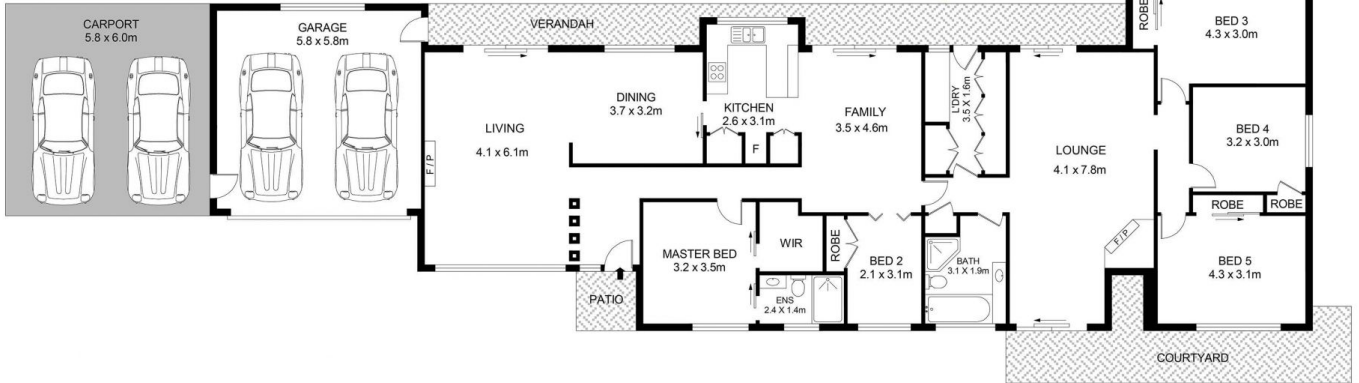
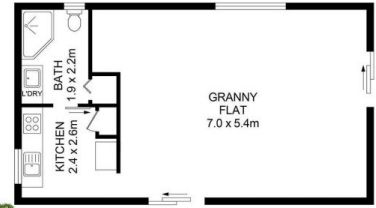
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SITE PLAN  
(NOT TO SCALE)



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**Disclaimer**

Floor Plan measurements are approximate and are for illustrative purposes only. While we cannot doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan

