



## 10 Hart Place Kellyville NSW

4  2  4 

Tucked away in a peaceful Kellyville street, this delightful single level home is a spacious family oasis suited to entertaining. The flexible floorplan offers multiple living zones including a rear rumpus room, which flows effortlessly to the rear alfresco space. Set next to an informal meals zone, the kitchen includes plenty of cupboard space, modern cooking appliances and backyard views. The backyard is an entertainer's paradise featuring a covered alfresco, saltwater pool and rear decking.

Formal accommodation is comprised of four well-sized bedrooms with integrated storage to each. The master bedroom enjoys the luxury of an ensuite, while a refreshed main bathroom featuring heated flooring and floor-to-ceiling tiles serves the other bedrooms. This popular location is within walking distance to parks, Kellyville Village and bus stops. It's also close to Kellyville metro station, Rouse Hill

**Price** : \$ 1,550,000  
**Land Size** : 719 sqm  
**View** : <https://www.guardianrealty.com.au/sale/nsw/hills/kellyville/residential/house/7087460>



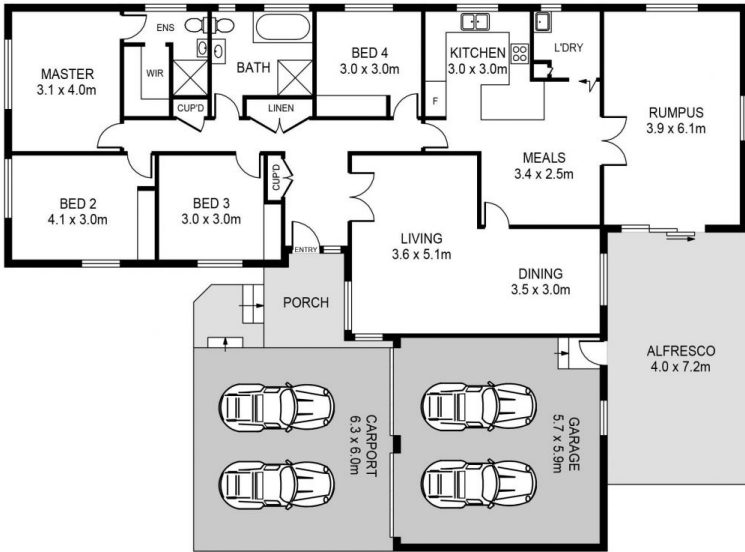
**Luke Bavaro**  
0488 093 292



**Stephen Giacomelli**  
0413 360 777



SITE PLAN



10 HART PLACE, 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.

