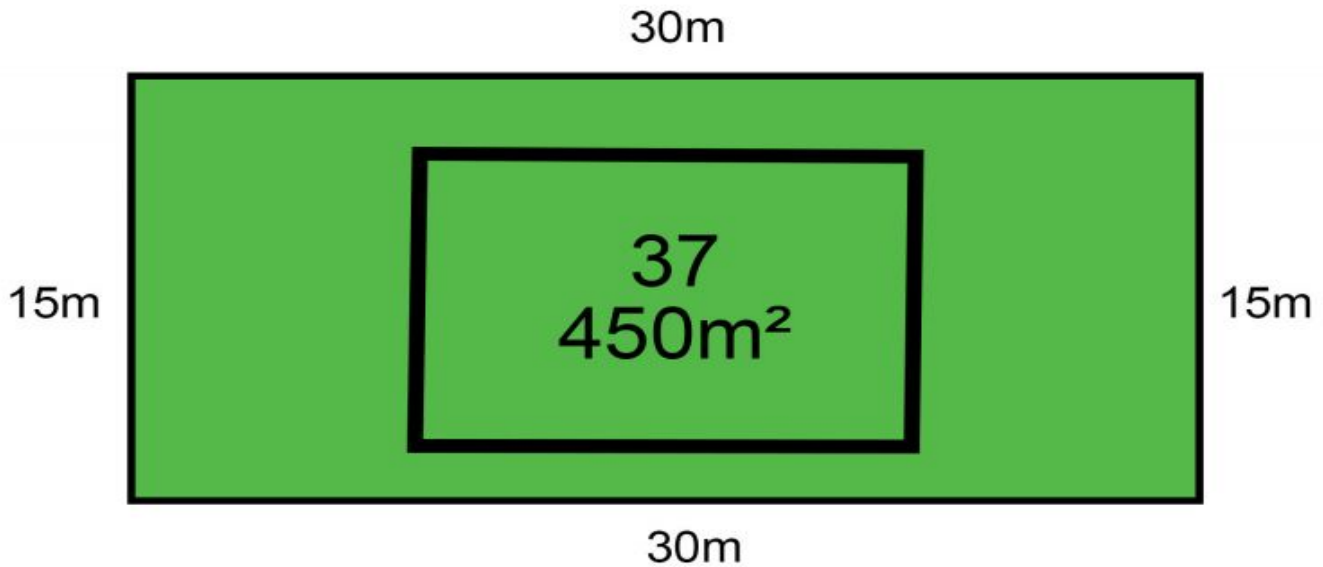




# guardian



**Disclaimer**

Siteplan measurements are approx. and for illustrative purposes only.

While we cannot doubt the siteplans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the siteplan.



## 37/ Cattai Creek Drive Kellyville NSW

Enviably positioned as part of the sought-after Duncraig Estate, this land subdivision is one of the final opportunities to secure land within Kellyville. With nearly every block enjoying a bush outlook, the parcels allow for a variety of home styles. Boasting a relaxed outlook and community feel, the blocks offer an ideal place to build your dream home.

These rare blocks are surrounded by other high-quality homes and offer a convenient Hills lifestyle. The location is within walking distance to buses, Bernie Mullane Sporting Complex and other local parks, with Kellyville metro and multiple shopping centres are also a short drive away. The address is zoned for Sherwood Ridge Public School, and only a short drive to William Clarke College and other quality private schools.

We have obtained all information in this document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.

**Price** : \$ 1,360,000

**Land Size** : 450 sqm

**View** : <https://www.guardianrealty.com.au/sale/nsw/hills/kellyville/residential/land/7593678>



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