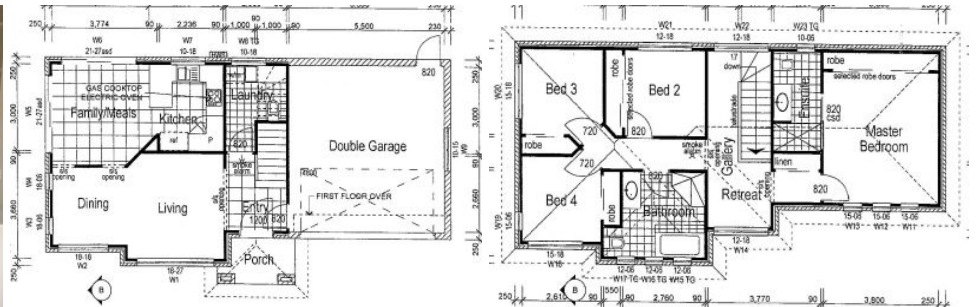


# CastleHaven



30 Annfield Street Kellyville Ridge NSW

4 3 2

This brand new beautiful home is set in the best part of Kellyville Ridge with only short stroll to Rouse Hill Shopping centre and is sure to impress first home buyers, astute investors or those wanting a low maintenance lifestyle. Surrounded by high quality properties and boasting four bedrooms with built-in robes to all, a separate study and three stylish, modern bathrooms including the en-suite in the master bedroom. The unique and versatile design encourages clever, spacious living and features an open plan lounge & dining area and a meals space adjoining the ultra modern Caesarstone & polyurethane kitchen with gas cooking, ducted range hood & stainless steel appliances. Private level yard with a perfect Northerly aspect. Other quality features and inclusions of this property are spa bath, ducted air-conditioning, auto double lock-up garage with internal access, alarm, porcelain tiles and much more... . Close to all essential amenities including schools,

View : <https://www.castlehaven.com.au/sale/nsw/hills/kellyville-ridge/residential/house/5735267>



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#### INCLUSIONS LIST

- Polyurethane kitchen with 20mm caesar stone bench top
- Euromaid Dishwasher in stainless steel product code DW24S-C
- Euromaid Gas 4 burner cook top with wok product code WK60S-C
- Euromaid Wall oven in stainless steel, product code BS6-C
- Euromaid Rangehood in stainless steel product code RSFR8S
- Rinnai Infinity external hot water system product code B24N50-C with remote control
- Haier model AD482AHEAA ducted air conditioning
- Mirrors to bathrooms
- Single bowl vanity to each bathroom with chrome fittings
- Carpet to bedrooms and upstairs area and stairs
- Porcelain Tiles to wet area floor
- Tiles to walls to 1.5m height and full height in showers
- Tiles to downstairs area 600 mm x 600 mm
- Laundry cupboards and bench with in bench 45 litre stainless steel tub
- Tiles to front patio and rear pergola
- Ceiling fan to pergola
- Concrete stencil driveway
- Turf to front and rear of premises with light landscaping to the front
- Letter box
- Clothesline
- 2 panel internal doors
- 67mm pine skirting and architraves
- Single panel garage door with remote control

