

12 Baronia Circuit, Castle Hill, NSW 2154



Sold House

Thursday, 5 October 2023

12 Baronia Circuit, Castle Hill, NSW 2154

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: House



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Contact agent

LOW MAINTENANCE HOME IN EXCLUSIVE ESTATEThis 3 bedroom home delivers all the modern comforts and offers the perfect low maintenance lifestyle. Located within the Excelsior Avenue neighbourhood in the exclusive "Castel Estate", it's a short walk to Castle Towers, the Metro city buses and in-demand schools. Spacious open living / dining that flows directly to the lovely entertaining area and private rear yard. Paved terrace with electric Vergola for year-round outdoor entertaining. Caesarstone benchtop kitchen features a gas cooktop and Smeg appliances. All 3 bedrooms are generous in size. The main has a luxurious ensuite and walk-in robe. Modern family bathroom with shower and bath and a guest powder room downstairs (total of 3 toilets). Double garage with remote entry. Clubhouse in the estate, with BBQ facilities. Bus stop to M2 City and Parramatta Bus. Metres from Gilroy Catholic College, within Excelsior Public School catchment and close to Castle Hill High School and Oakhill College. If you are looking for a low maintenance lifestyle with the benefits of being centrally located to amenities, it doesn't get much better than this.

EXPERIENCEWe offer a combined 130 years of experience in Residential / Rural / Commercial Sales and Property Management.

KNOWLEDGELJ Hooker Dural's extensive knowledge of Real Estate and innovative approach to selling and leasing works in all market conditions... and the results speak for themselves.

RESULTThe franchise has been the top sales office in the LJ Hooker Northern Region on many occasions and remains consistently in the top 20 per cent of sales performers nationally.

PROPERTY FEATURESAccommodation :3 bedrooms, master with walk in robe and ensuite - All other bedrooms have built ins - Open plan living / dining - Galley style kitchen with breakfast bar - 2 full bathrooms plus downstairs powder room (3 toilets in total) - Internal Laundry Grounds and Garaging :Small grassed yard fully fenced with side gate - Paved undercover alfresco entertaining area with electric Vergola - 2 car garage with remote control doors - Garden shed

Special Features / Construction:Brick veneer residence - Ducted reverse cycle air conditioning - Carpet to living rooms and bedrooms & tiles to entry, kitchen and bathrooms - Ceiling fans in bedrooms - 2.8 metre ceiling height - Plantation shutters throughout - Smeg Gas Cooktop, Smeg Electric oven and microwave - Dishwasher - Gas outlet for heating - Community Clubhouse & BBQ facilities

Location:Located in the Excelsior Avenue neighbourhood in the exclusive Castel Estate. Convenient to Castle Towers, the Metro and a short walk to bus stop to M2 and Parramatta bus. In the Zone for Excelsior Public School and close to Gilroy College. Castle Hill High is located nearby and Oakhill College is a short bus ride.

•• Note: 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