

**3 Claire Place, Baulkham Hills, NSW, 2153**



**House For Sale**

Tuesday, 14 January 2025

3 Claire Place, Baulkham Hills, NSW, 2153

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 2**

**Type: House**



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## Family Friendly Resort Style Living | Crestwood Estate

Situated in a tranquil cul-de-sac, this fully renovated two-story home is a haven of modern living and entertaining, enjoying ducted air conditioning and ceiling fans to both levels. The ground floor boasts multiple living spaces, including a formal lounge with bay windows, a dining area off the stylish kitchen, and a sprawling rumpus room with a cozy fireplace and seamless indoor-outdoor flow through sliding doors. The contemporary kitchen is a chef's delight, featuring SMEG appliances, 40mm stone benchtops, a spacious island with breakfast bar, and ample storage, including a built-in bar with a fridge. Upstairs, four plush-carpeted bedrooms with built-in robes and ceiling fans provide comfort, while the master suite offers his-and-her robes and a private ensuite with heated floors and towel rails. Three luxurious bathrooms throughout the home feature frameless showers, floating vanities, and premium finishes, with the main bathroom also showcasing a freestanding bath. Outside, enjoy year-round entertaining under the pergola with ceiling fan overlooking manicured gardens, a sparkling in-ground pool, and a gazebo. Low-maintenance lawns wrap around to a utility area with side access, a garden shed, and a clothesline, completing this immaculate family home.

Nestled in the heart of the sought-after Crestwood neighborhood, this home offers unparalleled convenience for families and professionals alike. Positioned within the catchment area for the esteemed Crestwood Public School and Crestwood High School, and just a short walk from St Michaels Primary, it provides easy access to quality education. Enjoy seamless city connectivity with a bus stop only 450m away and Norwest Station a short drive away for direct access to the City. Outdoor enthusiasts will appreciate the proximity to Mackillop Drive Reserve, Crestwood Parks, and the local tennis courts, while shopping and dining are just minutes away at Glanmire Road Shops and Baulkham Hills Grove Square. With the Sydney CBD just a 41-minute drive, this location blends suburban charm with urban accessibility.

### Internal Features:

- Enjoy multiple living areas, including a formal lounge with elegant bay windows and a dining area perfectly situated off the kitchen. The expansive rumpus room features a cozy fireplace and sliding doors, creating a seamless connection to outdoor living.
- The modern kitchen boasts high-quality SMEG appliances, including a cooktop, oven, rangehood, and integrated dishwasher. 40mm stone benchtops extend to a large island with double sinks and a breakfast bar, complemented by extensive storage and a built-in bar with a fridge.
- Four spacious upstairs bedrooms are fitted with built-in robes, ceiling fans, and plush carpets for ultimate comfort. The master suite includes his-and-her robes and a renovated private ensuite for a touch of luxury.
- Three beautifully renovated bathrooms feature floor-to-ceiling tiles, frameless showers, and floating vanities with extra storage. The upstairs main bathroom and ensuite include underfloor heating and heated towel rails, with the main also offering a freestanding bath.
- Study or fifth bedroom on the lower level is complimented by a full bathroom off the laundry.

### External Features:

- The outdoor area features a pitched pergola with a ceiling fan, creating a perfect space for entertaining year-round. This inviting space overlooks manicured gardens and the sparkling pool area, adding to its charm.
- The low-maintenance yard includes lush lawns, a utility area with a garden shed, and a clothesline for practical convenience. Side access ensures easy usability while maintaining a neat and organized exterior.
- Relax by the sparkling in-ground pool, surrounded by a beautifully landscaped setting. A stylish gazebo adds a luxurious touch, ideal for entertaining or unwinding.
- Double automatic garage with internal access.

### Location Benefits:

- Mackillop Drive Reserve | 700m (9 min walk)
- Crestwood Parks | 2.6km (4 min drive)
- Crestwood Tennis Courts | 2.4km (4 min drive)
- Glanmire Road Shops | 3km (6 min drive)
- Norwest Station | 2.8km (5 min drive)

- Baulkham Hills Grove Square | 4.9km (8 min drive)
- Sydney CBD | 36.4km (41 min drive)
- City Bus Stop | 450m (7 min walk)
- School Bus Stop | 70m (1 min walk)

School Catchments:

- Crestwood Public School | 2.6km (4 min drive)
- Crestwood High School | 2.1km (4 min drive)

Nearby Schools:

- St Michaels Primary School | 350m (5 min walk)
- Baulkham Hills Selective | 4km (7 min drive)
- Gilroy Catholic College | 5.3km (9 min drive)

Municipality: Hills Shire Council

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