

**30 Sutherland Avenue, Kings Langley, NSW, 2147**

MANOR

**House For Sale**

Tuesday, 29 October 2024

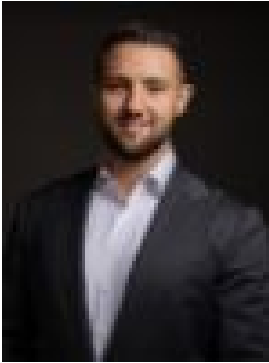
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**Bedrooms: 5**

**Bathrooms: 2**

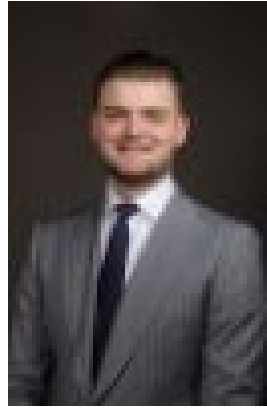
**Parkings: 1**

**Type: House**



Zach Eadie

0432293750



Lachlan Whalen

0296395833

## Prime Positioned Family Home

Nestled on the elevated side of the street, this home offers single-level convenience and presents a fantastic opportunity to create your dream space or move into an ideal family residence suitable for both work-from-home and multi-generational living. The expansive floorplan offers significant potential, making it a perfect choice for families. STCA a second storey would enjoy even further expansive district views.

Set on a very generous 710sqm block, the home features five spacious bedrooms, multiple living and eating areas, and a bright sunroom. The outdoor space includes a lush lawn and an inviting curved pool, perfect for entertaining and landscaped, very low maintenance gardens.

Conveniently located just a short distance from Kings Langley Public School, local shops, the M7 ramp, parks, and public transport, this property truly has it all.

### Additional Features:

- Fully ducted air conditioning
- Spacious living room with bar space
- Kitchen with ample storage space
- Dining area off living room
- Spacious family room with access to light-filled, over-sized sunroom
- Combination of timber & carpeted flooring
- Five bedrooms, two with built-in robes
- Master bedroom with ensuite and walk-in robe
- Tub in main bathroom
- Internal laundry
- Inviting curved pool
- Green grassed backyard
- Single car garage with overhead storage and access to rear yard
- Convenient off-street parking for 3+ cars

Disclaimer: The above information has been gathered from sources that we believe are reliable. However, we cannot guarantee the accuracy of this information and nor do we accept responsibility for its accuracy. Any interested parties should rely on their own enquiries and judgment to determine the accuracy of this information for their own purposes. Images are for illustrative and design purposes only and do not represent the final product or finishes.