

Sold



1 Kurnell Pl, North Kellyville



## SOLD PRIOR TO AUCTION

Experience the opulence of this brand new, architecturally designed masterpiece. Luxuriously set on 867sqm, amongst manicured lawns and landscaped gardens, this rare offering is sure to impress even the most discerning individual. With a timeless, muted colour scheme, and superb stone features throughout, this home is a testament to masterful design and thoughtfully styled high-end finishes. Gas cooking, custom joinery throughout, solid timber hardwood flooring, multiple living spaces, separate study and media rooms, and a huge covered alfresco living area, are just some of the features that make this home a fabulous prospect for growing and mature families alike.

Inside the home, an infusion of natural light and Hamptons glamour gives the ground floor a sumptuous feel. The large media room is perfect for cosy movie nights, while the separate study enjoys the morning sun and is perfect for those who wish to work from the comfort of their home. Considerable attention to detail is evident throughout the open plan kitchen, and is complemented by the 900mm Fisher & Paykel oven and gas cooktop, fully integrated dishwasher and microwave, and 40mm Quantum Quartz Bianco

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**Price** SOLD for  
\$1,870,000

**Property Type** residential

**Property ID** 218

**Land Area** 867 m2

### Agent Details

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Venuto benchtops. Stylish shaker cupboards and striking pendant lights complete the look in this spectacular space.

Upstairs, three queen size bedrooms plus a luxe master suite offer plenty of room for both growing and mature families. A luxurious oversized main bathroom features a deep Decina Lola freestanding bath, chic floor to ceiling wall tiles, a double basin and 20mm Bianco Venuto vanity. What's more, a glorious balcony leads off the upstairs study nook, and is the perfect setting from which to take in the uninterrupted bush views and bird song that greet you each morning. The grand master suite is particularly special, featuring a king size bedroom with a majestic bay window framed by custom S-fold sheers, a huge double ensuite with brushed nickel tapware, and a large, custom built walk-in robe.

A fully tiled double garage provides ample space for two cars, and also has generous built-in storage cupboards. Feature lights line the driveway, welcoming you home or inviting guests inside safely, while the audio-visual security intercom adds an extra level of comfort.

At once glamorous and functional, this home is a must to inspect.

#### Key Features:

- Brand new home located within the sought-after Woodlands Estate
- Architect designed by the award-winning A & N Design
- Custom interiors by Interior Elements of Freshwater
- 3 metre square set ceilings and 2.4 metre doors throughout
- Multiple living areas
- Inspired landscaping with mature feature trees and uplighting
- Expansive, private alfresco and BBQ area off the open plan living area and kitchen
- Superb bush views and outdoor entertaining space
- Opulent finishes throughout including pendant light features, custom joinery including stylish shaker style cupboards accented by black hardware, and 100% wool carpet with 100kg underlay
- High quality sanitary fixtures
- Separate media room and study

- Hardwood timber stairs
- Concrete construction balcony
- Voice and video intercom, security alarm system
- Samsung 18kw reverse cycle air-conditioning over three zones
- Fully tiled double garage with built-in storage cupboards
- Environmentally conscious measures such as recycled water, under slab water tank, solar panels and programmable recycled water irrigation
- Build process inspected and certified throughout by the Hills Shire Council
- Effortless proximity to all local amenities, with North Kellyville Square, transport & highly regarded schools only minutes away

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