



## 11 Avignon Place Kellyville NSW

4 2 2

This beautifully presented home offers space and convenience featuring four generous bedrooms, ensuite bathroom and twin robes to main. Large upstairs TV rumpus area. Upon entry you are welcomed by a formal lounge and dining area. The home office and powder room off to the left. The sparkling porcelain tiling leads you to the open planned timber and stone kitchen, meals and family rooms just opposite the sunlit home theatre, covered rear patio and paved northern rear yard. The home comes with security, ducted reverse cycle air-conditioning and ducted vacuum, auto garage, quality fixtures all within 700 metres easy walking distance to the Kellyville Plaza shopping centre. Six high quality schools, City and Parramatta bus service and minutes to Castle Towers. Priced to sell.

**Price** : \$ 1,250,000  
**Land Size** : 500 sqm  
**View** : <https://www.castlehaven.com.au/sale/nsw/hills/kellyville/residential/house/5736039>



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