76 KOOLA AVENUE, EAST KILLARA, NSW, 2071









SOLD

UNDER OFFER, OPEN HOUSE CANCELLED

Architect designed and master built to last, this expansive full brick contemporary residence offers superior space, exceptional quality, and a flowing indoor/outdoor lifestyle in this peaceful parkland precinct. Set in an elevated position on a wide level 1024sqm block, this impressive two-storey home provides maximum flexibility for growing and changing families into the future. Country quiet yet ultra-convenient, it's footsteps to Killara High School, East Killara Shopping Mall, and bus-to-rail, with easy access to top private schools, Chatswood, the City, and M1 North.

+ Flowing floorplan with formal lounge, formal dining plus casual living
+ Stone kitchen with integrated Miele apps, breakfast bar, walk-in pantry
+ Indoor/outdoor entertainer's kitchen with SS gas range & dishwasher
+ Covered dining terrace, al fresco deck, level lawns & water features
+ Upper-level family area flows to a covered balcony with leafy vistas
+ Master bedroom with balcony, walk-in robe & ensuite with spa bath
+ 3 further upper-level double bedrooms with built-ins, one with a balcony
+ Flexible guest suite, 2 bedrooms or home theatre plus study/7th bed
+ Stunning double-height entry atrium with feature designer lighting
+ Ducted air-con, electric blinds, tiled heated floors, extensive storage
+ Fully-tiled bathrooms, main with bath, laundry with laundry chute
+ 1024sqm with room for a pool, int access to double garage plus parking
+ North west facing sunny and private backyard with entertaining area, & level lawn
+ Completed 15 years ago, maintained in superb "as new" condition
+ Overlooks Rocky Creek Reserve with extensive bushwalking tracks
+ Metres to tennis courts, oval & Koola Park sports & fitness facilities

Disclaimer: @realty believes that this information is correct but it does not warrant or guarantee its accuracy. Certain information has been obtained from external sources. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. Figures may be subject to change without notice.

7 BED | 3 BATH | 4 CAR

PRICE:
$4,250,000

OPEN FOR INSPECTION:
N/A



Ning Widjaja
0416197919
ning@atrealty.com.au
www.atrealty.com.au



Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.

DISCLAIMER:

PLANS SHOWN ARE FOR MARKETING PURPOSES ONLY, ALL DIMENSIONS ARE APPROXIMATE AND NOT TO SCALE. THEY ARE SUBJECT TO ERRORS AND INACCURACIES AND NO LIABILITY WILL BE ACCEPTED. INTERESTED PARTIES SHOULD MAKE THEIR OWN INQUIRIES.

Ning Widjaja
0416197919
ning@atrealty.com.au
www.atrealty.com.au