



## BAULKHAM HILLS

4 2 2

Located on the high side of a quiet cul-de-sac, this great family home has so much to offer and is close to the local primary & high schools, local shops & parks.

The 750sqm block caters to balmy summers with the large solar heated in-ground pool & awesome indoor/outdoor living areas plus some grass for the children's swing set. Four generous bedrooms all with built-in wardrobes & the oversized master has a big walk-in dressing room and an ensuite. In addition to the lounge & dining areas, there is a family area adjacent to the gourmet gas eat-in kitchen which has plenty of preparation areas & cupboards.

A separate rumpus/sunroom, ideal for entertaining guests & relaxing in all year round, overlooks the pool and palm garden.

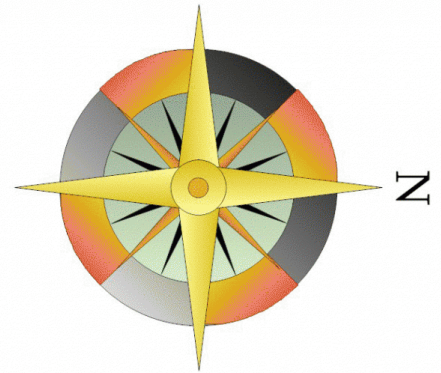
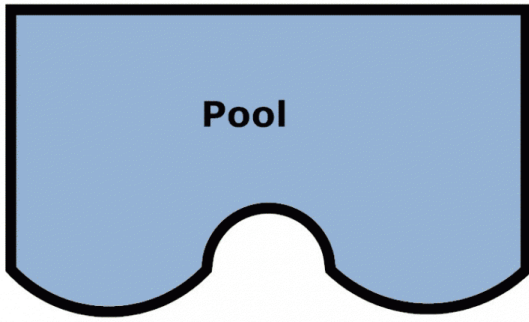
Air conditioning via three split systems evens out the

**Type** : House  
**Land Size** : 750 sqm  
**View** : <https://www.gilmour.com.au/sale/nsw/hills/baulkham-hills/residential/house/5620036>

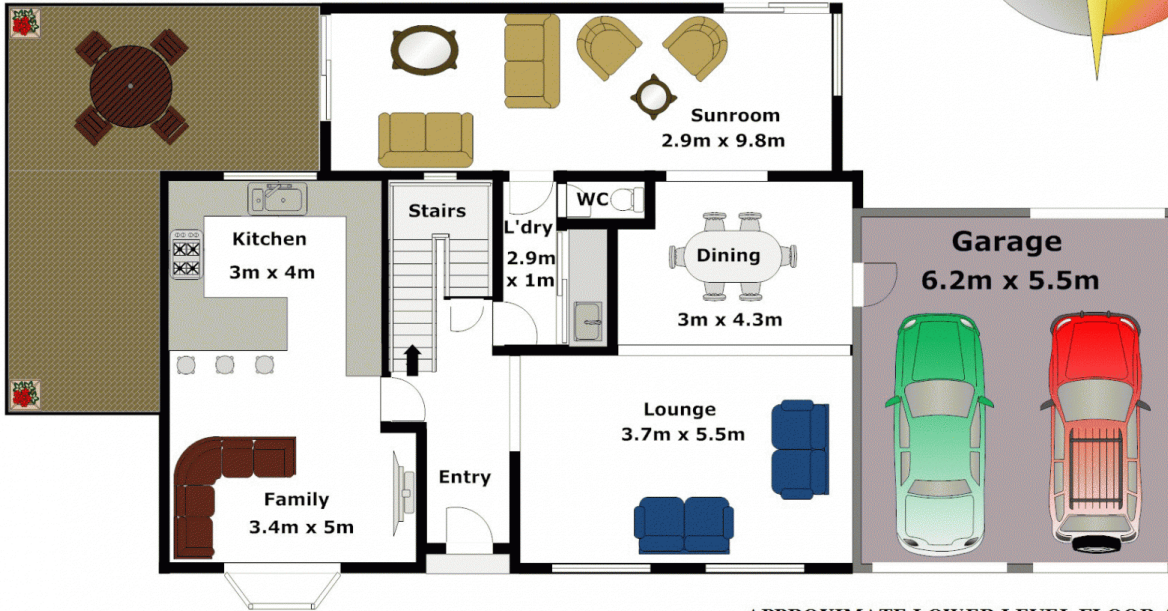


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[For full version visit the website](https://www.gilmour.com.au)

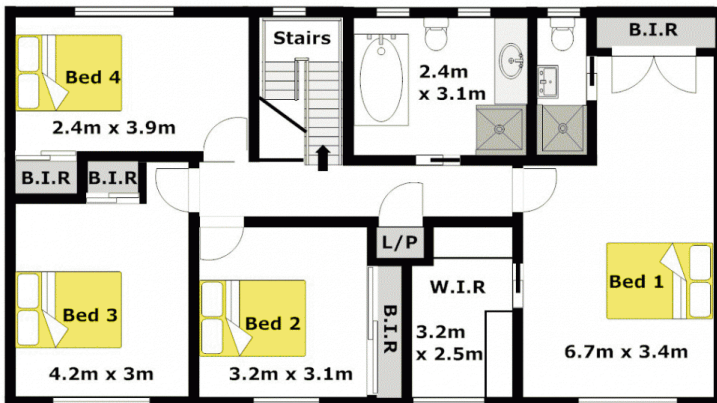


**Lower Level**



APPROXIMATE LOWER LEVEL FLOOR AREA: 109m<sup>2</sup> (12sq)  
 APPROXIMATE UPPER LEVEL FLOOR AREA: 90m<sup>2</sup> (10sq)  
 APPROXIMATE GARAGE FLOOR AREA: 34m<sup>2</sup> (3sq)

**Upper Level**



**APPROXIMATE INTERNAL FLOOR AREA: 233m<sup>2</sup> (25sq)**

**DISCLAIMER:**

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, no responsibility is taken for any error, omission, or misstatement. This floor plan is intended as a guide only, for representation purposes only, and should be used as such by any prospective purchaser. No guarantee or warranties can be given, and any person using this information should rely on their own enquires.

