



93A Victoria Road West Pennant Hills, NSW

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### A hidden entertainer on a 1079sqm holding

A lovingly maintained and heartwarming family home, this quiet residence graces a deep 1079sqm parcel that's discreetly distanced from the street behind a long private driveway. Underpinned by timeless style and warmly updated for modern functionality, it meets all the demands of a growing family lifestyle with generous accommodation including a versatile fifth bedroom downstairs. Peacefully tucked away yet exceptionally convenient, it benefits from local buses just a few steps up the road.

- An idyllic indoor-outdoor sanctuary, cherished for 33 years by the same family
- Rich spotted gum floors and garden views on show throughout the formal dining
- Large open lounge/meals with fireplace & bay window, carpeted formal living
- French doors unfold to a sandstone-paved dining terrace shaded by a verandah
- Neatly landscaped child-friendly yard and lawns fringed by a retaining wall
- European-equipped kitchen with Smeg induction cooktop/dishwasher, Miele ovens
- Carpeted bedroom/home office downstairs, built-in robes to all upstairs beds
- Master bed with ensuite, main bath with a large corner spa and updated vanity

**Price:** Sold Dec 2022 - Contact James Ramsay

**Council Rates:** ~~820.665~~ 13

**Water Rates:** \$160.18 p/q



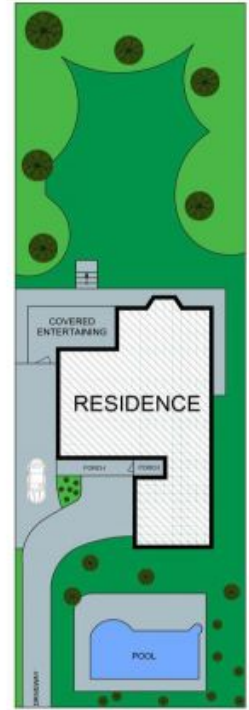
**James Ramsay**

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**Douglas Kim**

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The floor plan is not to scale; measurements are indicative and in metres. Exterior elements are not in position. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

93A Victoria Road, West Pennant Hills

Land Area Approx. - 1079 sqm

