



31b Rosamond Street Hornsby, NSW 4 2 4

**Family Home located within Hornsby North School Catchment**

Offered for the first time, this exquisite residence epitomizes contemporary elegance and offers everything a family could need. Positioned on a quiet street within Hornsby North school catchment, a grand entrance bathed in sunlight beckons you into a world of refined living, where every detail speaks of sophistication and functionality.

Surrounded by manicured landscapes & gardens, the seamless floorplan offers ultimate convenience and family living with both formal and informal living and dining spaces centered around the fireplace adding warmth and comfort into the home. The chefs kitchen boasts backyard outlooks, gas cooking and an abundance of storage. If you've been looking for the ultimate family home, look no further!

Impressive in every aspect, the home is within close proximity to the bus stop, local schools, cafes & shops, Storey park & childrens playground, Hornsby Train station & Westfield.

Auction onsite unless sold prior

...

**Price:** Guide \$2,400,000



**Steve Noakes**  
0431 620 422



**Adam Noakes**  
0450 753 268



Ground Floor



First Floor



Site Plan



The site plan and floor plan are not to scale; measurements are indicative and in metres. Bushes and trees are placed for illustration purposes. Plans should not be relied on. Interested parties should make and rely on their own enquiries. All other information provided has been collected from reliable sources but cannot be guaranteed for accuracy.

31b Rosamond Street  
Hornsby



Ground Floor



First Floor



The floor plan is not to scale; measurements are indicative and in metres. All features included in this 3D plan are for inspiration purposes only. This is not an exact replica of the property or the position of exterior elements. Plans should not be relied on. Interested parties should make and rely on their own enquiries.