



18 Arthurs Circle Mount Colah, NSW



## Cherished family home

This impeccably presented property represents great value for any family looking for a modern home on an easily accessible block enjoying a beautifully quiet yet convenient setting in a leafy Mount Colah pocket.

Its versatile floorplan incorporates spacious living and covered outdoor entertaining area for year round enjoyment plus level lawn area for the kids to play, creating an ideal family package with endless future potential.

### Features :

- \* Four bedrooms, master with ample cupboard space and en-suite
- \* Renovated stylish kitchen; integrated dishwasher; overlooking view & outdoor entertaining
- \* Spacious lounge flows to separate dining with bush vista
- \* Family friendly three-way bathroom, plus extra powder room downstairs
- \* Double lock up garage offers internal access, plus separate enclosed carport

### Inspect:

Saturday, 19th October 2024 10:00 - 10:30

**Price:** Guide \$1,780,000

**Council Rates:** \$511.30 p/q

**Water Rates:** \$173.00 p/q



**Dean Finch**

0425 214 866



**Di Finch**

0425 226 180



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.



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Mount Colah



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.