



13 Lewis Court Castle Hill, NSW 4 2 2

Spacious, delightfully private family entertainer on 1,113sqm

Set on a sprawling 1,113sqm parcel at the end of a prestigious East Excelsior Estate cul-de-sac, this generously proportioned single level residence is a first-class family dwelling destined to remain practical. This leafy address promises a blissful lifestyle with everyday convenience, in the proximity of Castle Towers, Castle Hill & Showground Metro Stations and quality public and private schools.

- Refreshed with polished timber floors in lounge/dining areas and fresh paint
- Move-in ready, offering fantastic potential for value-adding enhancements
- Multiple zones to live and entertain in, with private entertainer's courtyard
- Wonderfully private setting, featuring lush lawns and landscaped gardens
- Thoughtfully designed layout, with separate lounge, dining, and family areas
- Gourmet gas kitchen with timber cabinetry and flowing to inviting outdoor area
- All new Ducted air conditioning, and newly updated quality kitchen appliances and dishwasher
- Four comfortable bedrooms include a generous master with a WIR and ensuite.

Price: Auction on-site Saturday 9th March at 8.30am
Council Rates: \$472.00 p/q
Water Rates: \$180.00 p/q



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