



45 Finch Crescent Aberglasslyn, NSW

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### The epitome of modern family living

In a top family setting a walk from McKeachies Run Playground, Sportsground, and Oval, this quality home offers a sensational standard of living. Designed over one practical level with open-plan excellence, family, activity and media rooms, 5-bedrooms, and a sizable backyard, its contemporary interiors are perfectly presented and set the tone for a fantastic family lifestyle.

- Kitchen, living, and dining zones are open-plan and link to alfresco dining
- A family, activity, and media room provides incredible floorplan flexibility
- Island kitchen, gas-appointed, with sparkling s/steel appliances and WIP
- Built-in robes and air-conditioning to four bedrooms, ceiling fans to all
- Quietly located master bedroom featuring a walk-in robe and ensuite

**Price:** \$700,000

**Council Rates:** \$500.00 p/q

**Water Rates:** \$250.00 p/q

**Matthew Clarkson**

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SITE PLAN



The site plan and floor plan are not to scale, measurements are indicative and in metres. Fixtures and items 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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