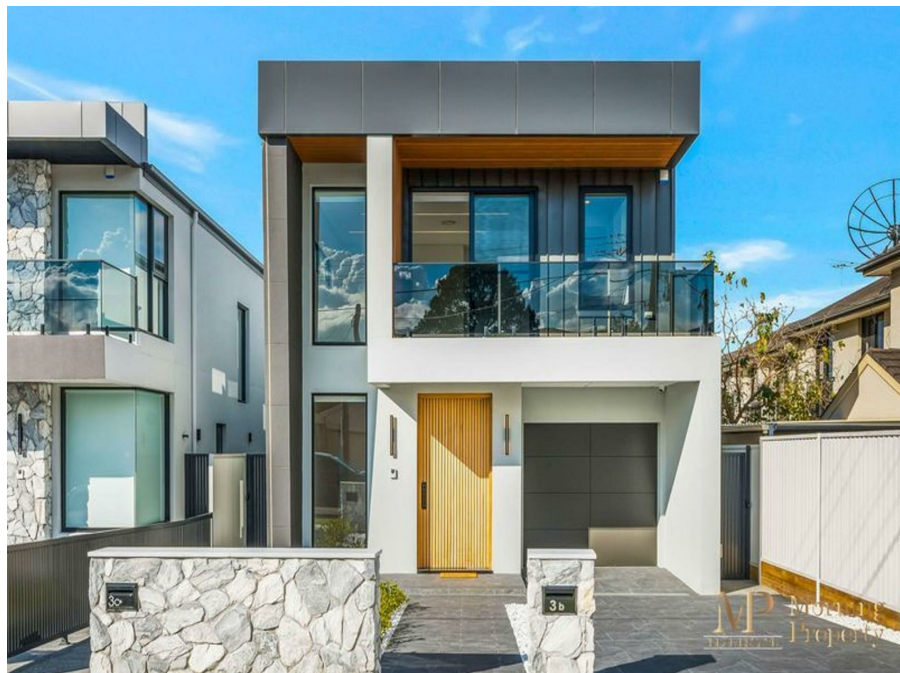


## 3B Hinchin St, Guildford, NSW 2161

Contact Agent

House 7 4 1



### Brand New - Double Brick Home with Grannyflat

This luxury brand-new 5 bedrooms double brick home with a separate two-bedroom granny flat at the rear, sits on a large 521sqm land and delivers a refined modern lifestyle with high-quality finishes, stylish interiors and outstanding everyday comfort.

This beautifully designed home offers the perfect balance of luxury featuring spacious interiors, high ceilings, quality finishes very detailed. Positioned in a quiet-friendly location, also close proximity to schools, main amenities and public transport. Presenting an excellent opportunity for large families, multi-generational households or even potential investors.

**Open for Inspection**

By Appointment.

The house features:

- \* 5 spacious bedrooms: 4 with built-in wardrobes and 1 bedroom on the ground floor.
- \* The master bedroom has walk-in wardrobe with ensuite and balcony.
- \* 3 well designed bathrooms.
- \* A sophisticated designer kitchen equipped with a butler's pantry, gas cooktop, dishwasher, and elegant Negresco natural stone and amazing benchtops.
- \* Open-plan living & dining area
- \* Ducted air-conditioning throughout the house.
- \* Covered alfresco BBQ area with kitchenette and electric outdoor blinds.
- \* Lockup garage with internal entry.
- \* Keyless smart lock entry, video intercom, security alarm system and CCTV surveillance.

The grannyflat features:

- \* 2 spacious bedrooms with built-in wardrobes.
- \* Modern kitchen with ample storage.
- \* Well designed bathroom.
- \* Internal laundry.
- \* Split aircon in the living room.
- \* Covered alfresco area.

For inspection, please contact Sofia from Morning Property on 0405 922 914

#### Listed By

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