



**97 Amphitheatre Circuit Baulkham Hills NSW**

4 2 2

Presenting a rare opportunity for family living in the popular area of Baulkham Hills, this beautifully landscaped single level home is immaculately presented for a modern lifestyle. Situated on the high side of the street and surrounded by large luxury homes with bushland views. North East facing and within walking distance to the highly sought-after Matthew Pearce Primary School.

**View** : <https://www.gilmour.com.au/lease/nsw/hills/baulkham-hills/residential/house/5621293>



- Formal lounge and dining rooms with floor boards
- Conveniently positioned meals area flowing through to the outdoor alfresco entertaining area
- Spacious light filled rumpus room, perfect for the growing family
- Beautifully maintained and private backyard perfect for kids
- Perfectly positioned kitchen with gas cooking
- Four bedrooms with built-in robes, main with ensuite and

**Gilmour Property Agents**  
**02 9899 3311**