



## 32 Langford Smith Close Kellyville NSW

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Perfectly positioned in a sought after cul-de-sac location stands this charming dual level beauty featuring the following:

- Modern family home in quiet neighbourhood
- Four bedrooms with two walk-ins & built-ins
- Spacious formal lounge, dining, family & study
- Modern kitchen with meals area
- Ensuite, main bathroom and third toilet
- Internal laundry and DLUG with internal access
- Paved and easy to maintain grassed areas

Close distance to William Clarke College, St Angela's Primary School, Kellyville High School, & Sherwood Ridge Public School.

Superb Locale: Walk to bus stop, also going to Castle Towers, Rouse Hill, Parramatta, Norwest & more. Stroll to Bernie Mullane Park Sports Complex. Walk to Kellyville Plaza, schools and more. Short distance to Castle Towers Shopping Centre & the Metro Station.

Do not miss out on this fantastic opportunity, secure this home that suits your family lifestyle today!

**View** : <https://www.gilmour.com.au/lease/nsw/hills/kellyville/residential/house/5621439>



**Gilmour Property Agents**  
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