



### 43 Triton Parade, Schofields AUCTION



#### Beautiful family home on 300 sqm land

Nestled in the ever-popular Akuna Vista community, this home is a statement in contemporary design with meticulous attention to detail. This brand new custom-built quality home exudes sophistication and boasts high ceilings throughout with its expansive multi-zone living areas to intimate retreats. A spacious and inviting residence that epitomizes modern elegance at its finest, thoughtfully crafted to cater to every aspect for you and your family.

With a home designed to elevate your lifestyle, step inside and be greeted by a versatile layout that seamlessly blends luxury living with functionality. The front living area exudes sophistication and offers a cozy space for quiet moments or intimate conversations. Continue through to discover the heart of the home - a combined kitchen, dining, and living area that radiates warmth and charm. Natural light floods throughout, creating an inviting ambience that beckons you to unwind and enjoy the comforts of home. Step outside to the outdoor undercover alfresco equipped with a burner gas cooktop, sink, and ample storage, where the beauty of indoor-outdoor living truly shines and is perfect for entertaining guests.

Prepare to be dazzled by the culinary delights that await in this gourmet kitchen. Every detail has been meticulously curated to elevate your cooking experience to new heights. Featuring top-of-the-line Westinghouse appliances, including a 5-burner gas cooktop, 600mm oven, and a built-in microwave, this kitchen is a chef's dream come true. Black marble stone benchtops and splashbacks add a touch of sophistication, while LED and stylish lights illuminate the space with a warm glow. The centrepiece of the kitchen is the waterfall island benchtop, complete with an eat-in breakfast bar. Not to mention the butler's walk-in pantry, equipped with a dishwasher and an additional sink, ensuring that every culinary need is met with ease. With an abundance of storage space, this kitchen is as practical as it is beautiful.

Upstairs, indulge in the comfort of three generously sized bedrooms, each boasting its own walk-in wardrobe. The master bedroom truly steals the spotlight, offering a luxurious retreat with his and hers walk-in wardrobe, you'll never have to compromise on storage space, as well as a lavish ensuite bathroom and balcony. Downstairs, discover the versatility of the accommodation options. The fourth bedroom awaits, featuring a built-in robe and private ensuite bathroom, providing both comfort and convenience. But that's not all - a potential fifth bedroom offers endless possibilities. Whether it's a guest room, a kids' playroom or a media room for movie nights and entertainment, this additional space caters to your every need.



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**Auction**

12th May 2024 4:30PM

**Features you are sure to love:**

- Designer and LED lights throughout the home
- Ducted air conditioning
- Floorboards throughout the home
- Front living area
- Ceiling fans in bedrooms
- Study and rumpus room upstairs
- Access to balcony from rumpus and master bedroom
- Bathrooms with floor-to-ceiling tiles
- Potential fifth bedroom downstairs
- Outdoor undercover alfresco equipped with gas cooktop, sink and ample storage
- Remote controlled, double lock up garage with internal access

**Location Highlights:**

- 5-minute walk to Nirimba Fields Primary School which is opening Term 1 2024
- Walking distance to Schofields Train Station and Schofields Shopping Village
- Within a 5-minute walk to the upcoming Akuna Vista Parks, playfield, school and shopping centre
- 8 minutes drive to Tallawong Metro Station
- 10 minutes drive to Rouse Hill Town Centre
- Easy access to M7 Motorway and Sydney CBD

Disclaimer: All information contained herein is obtained from property owners or third-party sources which we believe are reliable. We have no reason to doubt its accuracy, however, we cannot guarantee it. All interested person/s should rely on their own enquiries.

**Features**

Built-In Robes  
Floorboards  
4 Living Areas  
Rumpus Room  
Study  
Balcony  
Fully Fenced  
Remote Garage Door  
Secure Parking  
Air Conditioning

**Land size**

300.00 Sqm



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