



5 Agland Avenue, Marsden Park

Luxurious Masterpiece with Multi-Generational Appeal

Kav Prasad from LJ Hooker Schofields is proud to present this exceptional McDonald Jones masterpiece that showcases luxurious proportions, timeless elegance and uncompromising quality throughout. Spanning approximately 34 squares of thoughtfully designed living, this remarkable home offers an effortless balance of sophistication and practicality, featuring expansive open-plan living, multiple family retreats and the coveted convenience of a ground floor bedroom with an adjoining full bathroom, ideal for guests, extended family or multigenerational living. From the designer kitchen and seamless indoor-outdoor entertaining to the luxurious accommodation and premium finishes throughout, every detail has been carefully considered to deliver an exceptional lifestyle in one of Marsden Park's most sought-after communities.

Property Features:

- Spacious inter-connecting family and dining zones both open to the alfresco area
- Large rumpus room upstairs including dedicated study nook
- Stunning gourmet kitchen with butlers pantry, island bench, sleek cabinetry, gas cooking
- Five generous bedrooms, four located upstairs all fitted with built-

5 3 2

FOR SALE

JUST LISTED! McDonald Jones 34sq Construction

VIEW

Sat 26th Sep @ 11:30AM - 12:00PM

AGENTS

Kav Prasad
0423 046 793
kav.prasad@ljhooker.com.au

AGENCY

LJ Hooker Schofields | Riverstone
02 9157 4077

All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.



in robes

- Master retreat complete with walk-in robe and striking ensuite with double vanity
- Ground floor bedroom with adjoining bathroom, ideal for guests/extended family or as additional living space
- Three stylish bathrooms, main boasting separate shower and bathtub plus double vanity
- Luxuries include 2.7m high ceiling to ground floor, plantation shutters throughout
- Premium flooring including carpet to all bedrooms and hardwood floors to living spaces
- Ducted air conditioning for complete year-round comfort
- Covered alfresco area enjoys tranquil garden outlook perfect for outdoor entertaining/relaxing
- Low-maintenance, manicured grassed area framed by easy-care gardens
- Solar panels for enhanced energy efficiency
- Double automatic garage with internal entry, side access to rear yard

Location Highlights:

- 210m approx to bus stop
- 400m approx to Abell Park
- 850m approx to Elara Sporting/Playing Fields
- 1km approx to Woolworths Melonba
- 1.1km approx to Elara Village Shopping Centre
- 5km approx to Costco, IKEA, Aldi, Bunnings, and more shops
- 5.4km approx to Riverstone Train Station
- 6.8km approx to Schofields Train Station
- 10km approx to Tallawong Metro Station

Schools & Education:

- 600m approx to St Lukes Catholic College
- 1.5km approx to Melonba High School
- 1.9km approx to Marsden Park Anglican College
- 2km approx to Northbourne Public School

Contact Kav Prasad on 0423 046 793 today to arrange your private inspection.

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MORE DETAILS

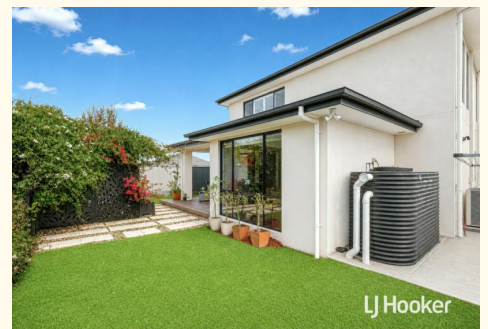
Property ID	5F4HXY
Property Type	House
Land Area	421.5 m2
Including	Ensuite
	Air Conditioning
	Toilets (3)
	Built-in-Robes

Kav Prasad 0423 046 793

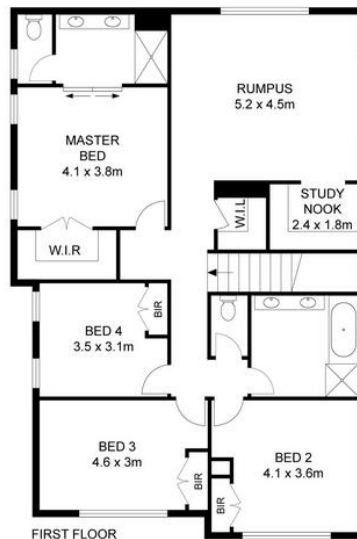
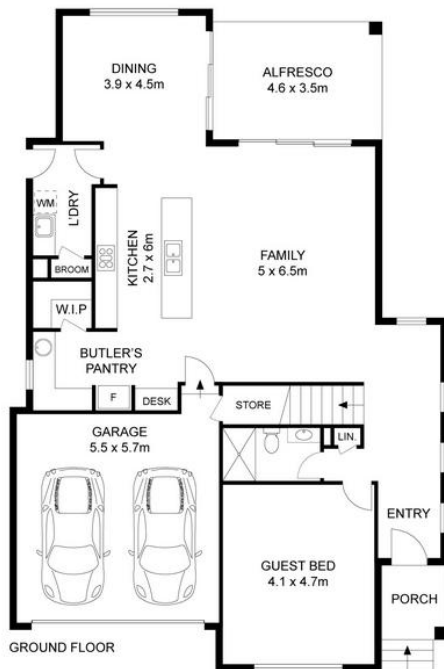
Sales Executive | kav.prasad@ljhooker.com.au

LJ Hooker Schofields | Riverstone 02 9157 4077

Shop 35, 111 Railway Terrace, SCHOFIELDS NSW 2762
schofields.ljhooker.com.au | schofields@ljhooker.com.au



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SCALE (METRES)

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Disclaimer: Floor plans and site plans are intended as a guide only. They are not part of any legal document or title and are subject to errors, omission, and inaccuracies and should not be used as reference. Sizes and dimensions are approximate only. Interested parties should make their own enquiries. Floor plan by: Sync Studios Pty Ltd

