

114 Garganey Parade, Melonba

Spacious. Stylish. Exceptionally Versatile.

Kav Prasad from LJ Hooker Schofields proudly presents this brand-new double-storey residence at 114 Garganey Parade, designed to deliver modern family living with space, flexibility and quality finishes throughout. Positioned in one of the North West's fastest-growing communities, this impressive home is ideal for growing or multi-generational families seeking comfort and convenience.

Step inside to discover light-filled open-plan living and dining zones anchored by a contemporary kitchen, all flowing effortlessly to the outdoor area. A full bedroom and bathroom on the ground floor adds exceptional versatility, perfect for guests, extended family or a private home office setup.

Features Include:

- Brand new double-storey construction
- Expansive open-plan living and dining zones
- Modern kitchen with quality appliances and ample storage
- Five well-proportioned bedrooms in total
- Ground-floor bedroom and full bathroom - ideal for guests or in-law accommodation
- Spacious master retreat with walk-in wardrobe and private ensuite

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.

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FOR SALE

JUST LISTED! Brand New Luxury Home

VIEW

Wed 13th May @ 5:30PM - 5:50PM

AGENTS

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

AGENCY

LJ Hooker Schofields | Riverstone
02 9157 4077



- Three stylish bathrooms across both levels
- Additional upstairs living area providing family flexibility
- Double automatic garage with internal access
- Low-maintenance backyard with scope to personalise

Location Highlights:

- Approx. 700m to local bus stop
- Approx. 1.1km to Elara sporting fields and playground
- Approx. 1.3km to Elara Shopping Village
- Approx. 4.7km to Riverstone Train Station
- Approx. 6.0km to IKEA, Costco, Bunnings and major retailers

Schools & Education:

- Approx. 900m to St Luke's Catholic College
- Approx. 1.0km to Northbourne Public School
- Approx. 2.5km to Melonba High School
- Approx. 5.5km to Marsden Park Anglican College

For further information or to arrange your inspection, contact Kav Prasad on 0423 046 793 today.

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DISCLAIMER: This advertisement contains information provided by third parties. While all care is taken to ensure otherwise, LJ Hooker Schofields makes no representation as to the accuracy of the information contained herein and recommends interested parties make their own enquiries.

MORE DETAILS

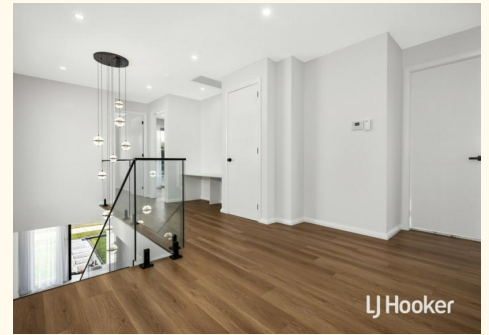
Property ID	4Y9HXY
Property Type	House
Including	Toilets (3)

Kav Prasad 0423 046 793

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

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



LJ Hooker



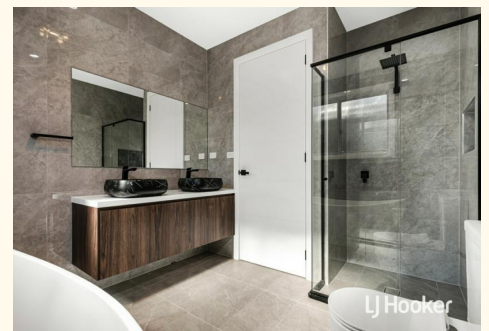
LJ Hooker



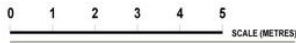
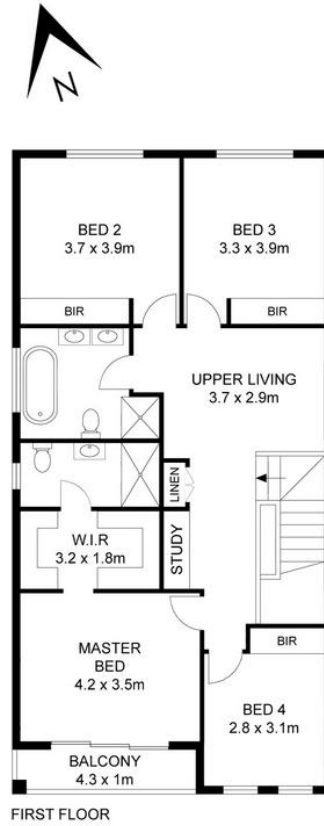
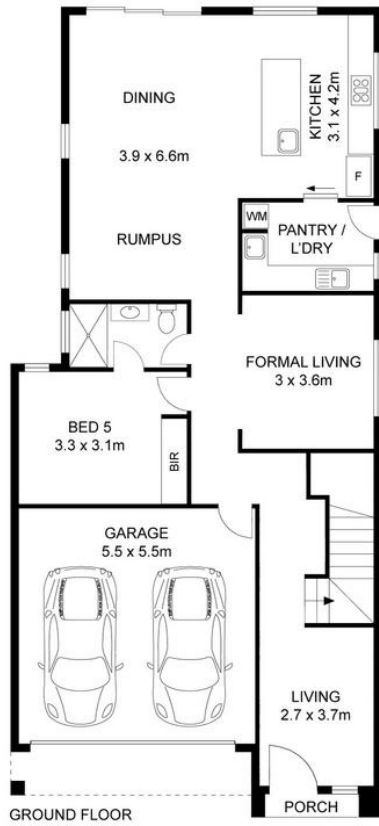
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Disclaimer: Floor plans and site plans are intended as a guide only. They are not part of any legal document or title and are subject to errors, omission, and inaccuracies and should not be used as reference. Sizes and dimensions are approximate only.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

