




15 Mahony Road, Riverstone

## Stunning Single Level Home on 697sqm (approx) Block

Sanjeev Kumar and the team at LJ Hooker Schofields | Riverstone proudly present this charming residence, set on a generous parcel of land in a peaceful and tightly held pocket of Riverstone. Positioned at 15 Mahony Road, this home offers a fantastic opportunity for families and savvy investors alike. Boasting an impressive frontage, the property is filled with natural light and complemented by a beautifully maintained front yard, creating a warm and inviting first impression.

Conveniently located within walking distance to Riverstone Station, local schools, parks, cafes, and shops, the home delivers effortless day-to-day living. Thoughtfully updated and well-maintained, it provides immediate comfort while also offering exciting future potential, including the possibility of adding a granny flat (S.T.C.A).

Designed to cater to a variety of lifestyles, the home features a spacious layout with multiple living zones, ideal for growing families or those who enjoy extra space. Outdoors, a generous backyard, covered alfresco area, and a versatile workshop/garage create the perfect setting for entertaining, relaxing, or pursuing hobbies. Whether you're looking to move straight in or secure a property with strong long-term potential, this is an opportunity not to be missed.

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**FOR SALE**

Just Listed: Contact Agent

**VIEW**

By Appointment

**AGENTS**

Sanjeev Kumar  
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Josh Simpson  
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**AGENCY**

LJ Hooker Schofields | Riverstone  
02 9157 4077

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 **LJ Hooker**

#### Features:

- Renovated kitchen completed approximately 3 years ago
- Split system air conditioning for year-round comfort
- Three well-proportioned bedrooms
- Main bathroom with bathtub
- Multiple living areas including separate lounge, kitchen, and dining
- Expansive front and rear yards with established lawns
- Easy walk to Riverstone Station, RSL, local shops, and schools
- Convenient access to Westlink M2/M7 and Sydney Business Park

#### Location Highlights:

- 400m to bus stop (Crown St) (approx.)
- 1.0km to Riverstone Station & Village Shops (approx.)
- 4.5km to Schofields Station & Shops (approx.)
- 6.4km to Tallawong Metro (approx.)
- 8.1km to Rouse Hill Town Centre (approx.)

#### School Catchments:

- 1.0km to Riverstone Public School (approx.)
- 1.1km to St Johns Primary School (approx.)
- 1.5km to Norwest Christian College (approx.)
- 1.7km to Riverstone High School (approx.)
- 2.8km to Schofields Public School (approx.)

Don't miss out on this rare opportunity to secure a fantastic home on a huge block. Contact Sanjeev Kumar on 0433 289 620 today to organise your inspection.

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#### MORE DETAILS

Property ID	534HXY
Property Type	House
Land Area	695.6 m2

#### Sanjeev Kumar 0433 289 620

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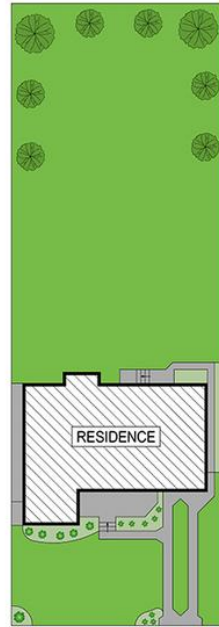
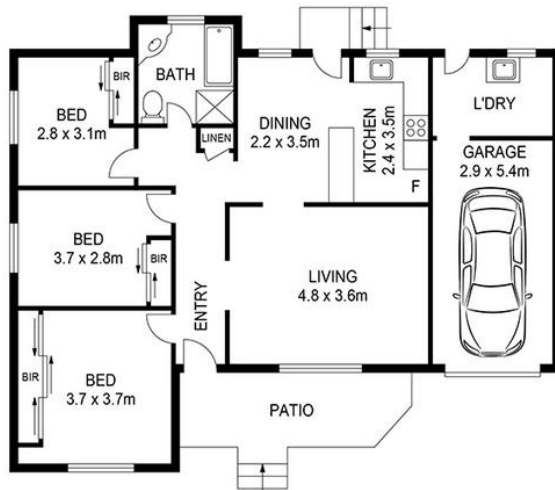
#### Josh Simpson

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DISCLAIMER DIMENSIONS ARE APPROXIMATE AND SHOULD BE USED AS A GUIDE THEY ARE NOT TO SCALE AND NO LIABILITY BE ACCEPTED. Floor plan by: The House Media Co Pty. Ltd.

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