

30 Nicotera Avenue, Riverstone

ANOTHER SOLD BY SANJEEV KUMAR - RIVERSTONE & GRANTHAM FARM SPECIALIST

Sanjeev Kumar and the LJ Hooker Schofields | Riverstone team proudly present 30 Nicotera Avenue, Riverstone. A beautifully presented four-bedroom residence designed to provide a practical and comfortable lifestyle for growing families. Combining generous living spaces, contemporary finishes and an impressive outdoor entertaining area, this home offers a wonderful balance of style, functionality and space.

Set on a well-utilised block with an expansive grassed backyard, the home provides plenty of room for children to play, pets to enjoy and family and friends to gather. The open-plan kitchen, dining and living area creates a natural heart to the home, while the covered alfresco area extends the living outdoors for relaxed entertaining all year round.

Property Features:
- Four generously proportioned bedrooms, all positioned upstairs for privacy
- Spacious master bedroom featuring a walk-in robe and private

4 2 1

FOR SALE
SOLD BY SANJEEV KUMAR

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Interested parties must rely solely on their own enquiries.

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- Three additional bedrooms, each with built-in robes
- Modern main bathroom servicing the upstairs bedrooms
- Light-filled open-plan kitchen, dining and living area
- Well-appointed kitchen with ample cabinetry and modern appliances
- Multi-zoned ducted reverse-cycle air conditioning
- Convenient downstairs powder room
- Practical internal laundry with direct outdoor access & additional storage
- Single lock-up garage with additional storage built in
- Covered alfresco entertaining area overlooking the expansive backyard
- Large, level grassed yard offering excellent space for children and outdoor activities
- Low-maintenance landscaping and secure fencing
- Contemporary two-storey brick construction with a functional family-friendly layout
- Upgraded kitchen featuring a premium 40mm benchtop

With its generous floorplan, multiple living zones and superb outdoor space, 30 Nicotera Avenue, Riverstone is an ideal opportunity for families seeking a home they can enjoy for years to come. Whether you're entertaining under the alfresco, relaxing in the spacious living areas or watching the kids enjoy the backyard, this property delivers the space and versatility modern family life demands. Don't miss the opportunity to make this impressive residence your new home.

Location Highlights:
- Approximately 1.5km to New Maya Park
- Approximately 1.9km to Riverstone Train Station
- Approximately 1.7km to Riverstone Village
- Approximately 1.2km to Edmund Street Basin Park
- Approximately 4.9km to Schofields Train Station
- Approximately 5.1km to Tallawong Metro Station

School Catchment:
- Approximately 850m to St John's Primary School
- Approximately 1.3km to Norwest Christian College
- Approximately 1.2km to Riverstone Public School
- Approximately 1.5km to Riverstone High School
- Approximately 8.6km to Wyndham College

Perfectly suited for families, this home is positioned in a welcoming and well-connected pocket of Riverstone, offering a strong sense of community and exceptional convenience. Combining spacious living, premium inclusions, and easy access to schools, transport, parks, and shopping amenities, this is a rare opportunity to secure a quality family home in a thriving growth corridor.

For more information or to arrange your inspection, contact Sanjeev Kumar on 0433 289 620. We look forward to welcoming you at the next inspection.

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MORE DETAILS

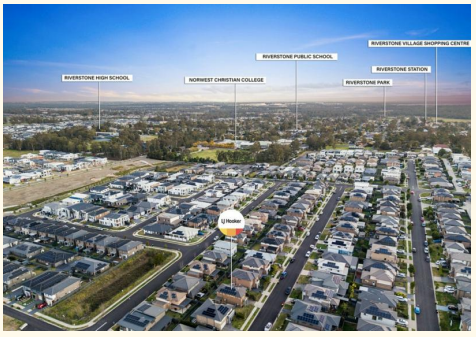
Property ID	5JHHXY
Property Type	House
Including	Air Conditioning
	Outdoor Entertaining
	Built-in-Robes
	Secure Parking
	Solar Panels







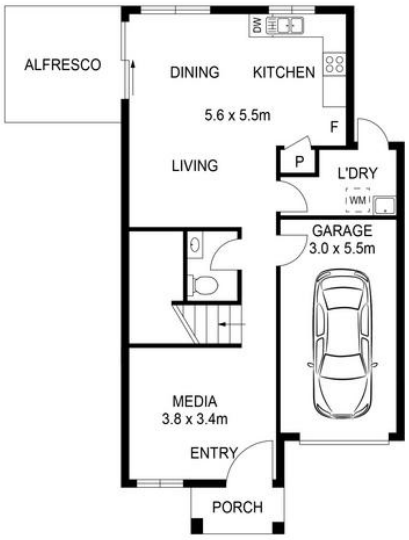




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GROUND FLOOR



FIRST FLOOR



SITE PLAN (NOT TO SCALE)



LJ Hooker

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