



**KILLARNEY HEIGHTS**  
42 Blarney Avenue

4  2  2 

**AUCTION this Saturday 22nd September - Open & registration 11:30am. Auction...**

**Auctioned for \$1,835,000 (Sep 22, 2018)**

**STUNNING FAMILY HOME IN PREMIER LOCATION!**


Set in a quiet cul-de-sac location in one of the suburbs finest streets, this substantial family home flows effortlessly over two generous levels and offers multiple living and entertainment areas, perfect for entertaining. With a prized rear Northerly aspect, and supreme position, this is an opportunity not to missed.

- Premier quiet cul-de-sac location in the heart of Killarney Heights
- Four generous bedrooms, two bathrooms and double garage with internal access
- Outstanding 333sqm floor plan over two levels with Northerly rear aspect
- Multiple living areas ideal for large or extended families
- Separate downstairs fifth bedroom/teenagers retreat, additional rumpus room/billiard room
- Front balcony and extensive back terrace ideal for entertaining
- Reverse cycle air conditioning, manicured front and rear gardens
- Walk to Killarney Heights Primary and High Schools, daycare centre and village shops
- Vast under house storage, wine cellar and workshop area
- Moments to City/Chatswood bus transport
- Middle Harbour waterways and Garigal National Park nearby
- Short drive to new Northern Beaches Hospital
- Building and pest report available to download
- Land size approximately 740sqm

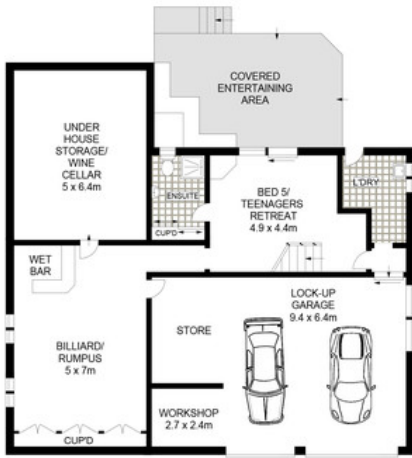
<b>Property ID:</b>	19061085
<b>Property Type:</b>	House
<b>Garages:</b>	2

### AGENT

**Sam Pfafflin**

 0403 481 004

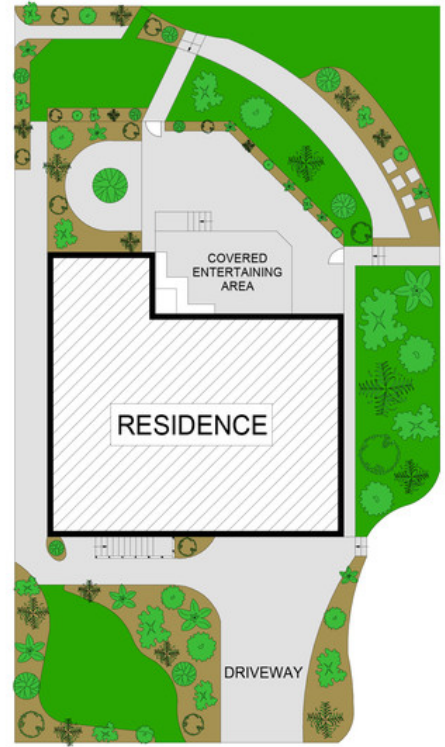
 [sam.pfafflin@rhff.com.au](mailto:sam.pfafflin@rhff.com.au)



LOWER LEVEL



GROUND LEVEL



SITE PLAN

Dimensions are approximate. All information contained is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.  
www.visionphoto.com.au



42 BLARNEY AVENUE, KILLARNEY HEIGHTS

APPROX. INTERNAL FLOOR AREA: 333 SQM

**Raine&Horne.**  
Forestville - Frenchs Forest