



40B Eastern Arterial Road Killara, NSW

4 bed | 3 bath | 2 car

## Carefree family living in a prime upper north shore location

Peacefully set back from the street offering low maintenance family living, this two storey residence ticks all the boxes. Positioned a leisurely 850m to esteemed Killara High School and in easy reach of bustling Chatswood and the CBD.

Framed by easy-care landscaped gardens with a floor plan that offers multiple open plan living spaces and four upper-level bedrooms, from here stroll to popular Killara Park and the Sydney Turpentine Ironbark Forest, KU Preschool, bus services and Koola Park.

- Ducted A/C throughout
- Quietly set well back from the street on a sun-filled private parcel
- Multiple open plan living spaces designed for formal and relaxed living
- Open plan kitchen with quality stainless steel appliances and dishwasher
- Family room extending to a paved terrace perfect for alfresco dining
- Spacious lounge with garden vistas and reverse cycle air conditioning
- Upper-level bedrooms, master suite with elevated district vistas and built-ins
- Full family bathroom, large laundry with direct garden access, additional wc
- New carpet in the bedrooms and new floorboards in the living areas
- Built in wardrobes, reverse cycle air conditioning in the master suite
- Low maintenance landscaped gardens and automatic double garage
- Footsteps to bus services and walking distance to Killara High School

### Tobias Newing

m: 0456 857 202

t: 02 9498 3399

e: [tobiasn@themarshallgroup.com.au](mailto:tobiasn@themarshallgroup.com.au)

### David Marshall

m: 0410 600 688

t: 02 9498 3399

e: [davidm@themarshallgroup.com.au](mailto:davidm@themarshallgroup.com.au)