



6 Pinto Street, BOX HILL, NSW 2765

Modern Double Storey Home Eden Brae Built

Elders Real Estate Box Hill is proud to present this stunning and sophisticated family home, perfectly positioned in one of Box Hill's most sought-after locations, offering the very best of modern living.

This beautifully designed EDEN BRAE double-storey residence delivers the perfect blend of space, quality, and style. Boasting generous living zones, the well-appointed family and meals area at the rear seamlessly flows to the outdoor entertaining space, creating the ideal setting for relaxed family living.

Conveniently located within a short drive to Carmel Village Shopping Centre, Rouse Hill Town Centre, and the Rouse Hill Metro Station, the home is also close to exciting upcoming developments including the new Box Hill Town Centre, local primary schools, and future sports fields.

Key Features:

- Modern facade with wide main entrance

TYPE: For Sale

INTERNET ID: 39P0841

SALE DETAILS

Call to book private inspection

CONTACT DETAILS

Sukhwinder Singh
0433 562 680

- High ceilings: 2600mm on ground floor & 2440mm on first floor
- Stylish pendant and feature lighting throughout
- Guest bedroom (5th bedroom) on the ground floor
- Additional upstairs rumpus with large balcony
- Multi-zoned ducted air conditioning
- Open-plan living and dining areas
- Multiple living zones plus dedicated study/home office
- Designer kitchen featuring SMEG appliances: 90cm gas cooktop, 60cm oven, 90cm canopy rangehood, and under-bench dishwasher, complemented by stone benchtops, splashback, walk-in pantry, and ample storage
- Two master bedrooms, each with walk-in wardrobe and private ensuite
- 600x600 tiles downstairs and carpet upstairs
- Internal laundry with outdoor access
- Automated double garage with internal access
- Modern bathrooms with floor-to-ceiling tiles, custom wall-hung vanities, and semi-frameless glass showers
- Security alarm system with CCTV installed
- 6.6kW solar system for energy efficiency
- Spacious alfresco area overlooking a beautifully maintained backyard

Location Highlights:

- Approx. 5-minute walk to Brindle Parkway Sports Fields
- Approx. 2-minute drive to the upcoming Box Hill Town Centre
- Approx. 5-minute drive to Carmel Village Shopping Centre
- Approx. 5-6 minute drive to Gables Shopping Centre
- Approx. 10-minute drive to Rouse Hill Town Centre & Metro Station

Schools and Education:

- Approx 2 mins drive to Box Hill High School (Upcoming)
- Approx 5 mins drive to Santa Sophia School
- Approx 5-6 mins drive to Box Hill Primary School

If this property seems like the perfect fit for your family or investment portfolio, please contact Sukhwinder Singh at 0433 562 680 or Ranbir Sangha at 0412 002 953.

Kindly note that a valid contact number is required in order for us to provide further information about this property. Enquiries submitted without a phone number will not be processed. We appreciate your understanding.

Disclaimer: Elders Real Estate Box Hill, including its director, employees, and related entities, believe the information provided is accurate and reliable. However, no representations or warranties of any kind are given or implied.

- Land Area 351.00 square metres
- Bedrooms: 5
- Bathrooms: 3
- Car Parks: 2







