



### 103 Sporing Avenue Kings Langley NSW

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Step inside and be greeted by the large lounge complete with the homely touch of a beautiful bay window, ducted vac, air conditioning and combustion fireplace. Continue on to find the dining area leading to the perfectly sized sunroom, perfect for a study or sitting area to enjoy the natural sunlight streaming through the windows. With the well positioned kitchen with dishwasher overlooking the enormous, seamlessly landscaped backyard which has a good balance of pavers and lawn, this is a perfect family home to watch the kids enjoy numerous outdoor activities.

Upstairs includes 3 generous bedrooms, all with BIR as well as a large, renovated bathroom with separate w/c and main bedroom with balcony to enjoy the district views.

On ground level there is an oversized double garage with home office or potential teenager retreat accommodation, shower and W/C with laundry.

**View :** <https://www.elderskingslangley.com.au/lease/nsw/western-sydney/kings-langley/residential/house/5866834>