

1/7 Youl Ct, Banks, ACT, 2906

Sold Townhouse

Friday, 2 June 2023



THE
PROPERTY
COLLECTIVE

1/7 Youl Ct, Banks, ACT, 2906

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Type: Townhouse



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Discover the Perfect Blend of Modern Design and Entertainment

Welcome to the perfect retreat for young couples and those looking to downsize in style! This beautifully presented single-level 3-bedroom townhouse in Banks offers the ultimate blend of modern design, entertainment, and relaxation. Prepare to be amazed as you step into this fully renovated haven, complete with a stunning outdoor entertainment area featuring a mouth-watering pizza oven and a luxurious jacuzzi.

From the moment you enter, you'll be captivated by the attention to detail and the bright, inviting living areas. The open plan design, stylish kitchen with a breakfast bar, and fully renovated 2-way bathroom and laundry showcase the meticulous care that went into every aspect of this home. With well-sized bedrooms, solar hot water, solar power system, reverse-cycle heating and cooling, comfort is guaranteed throughout the year.

Outside, the beautifully established garden setting creates a tranquil oasis. Indulge in the rarity of a townhouse that offers so many outdoor entertainment options. Imagine hosting gatherings around the mouth-watering pizza oven, impressing your guests with culinary delights. And when it's time to unwind, immerse yourself in the luxurious jacuzzi, creating the perfect atmosphere for relaxation and rejuvenation.

But the allure doesn't end there. This exceptional townhouse also boasts a versatile converted garage that serves as an additional studio space. Whether you need a home office, a salon, or a dedicated area for your home business, this thoughtfully transformed space offers endless possibilities. It can easily be converted back into a fully equipped single garage, providing even more flexibility.

With plenty of off-street parking and a single covered carport, convenience is assured. Located just moments from Lanyon Valley Marketplace, playgrounds, parks, and within walking distance to local schools, this home is ideally situated for young families.

Opportunities like this are rare, so whether you're embarking on homeownership, downsizing, or expanding your investment portfolio, this immaculate residence is a must-see. Don't miss out on the chance to embrace your next chapter in this remarkable townhouse.

The Lifestyle:

- Lanyon Valley Marketplace
- Multiple schooling options
- South.Point Shopping Centre
- Easy access to Drakeford Drive and Tuggeranong Parkway
- Rob Roy Range Nature Reserve on your doorstep
- Lake Tuggeranong, walking and bike trails, parks and playgrounds

The Perks:

- Stunning freestanding single level design in boutique complex
- Spacious renovated kitchen with stone bench tops, breakfast bar and storage
- AEG microwave, oven, rangehood, Baumatic electric cooktop, Bosch dishwasher
- L.E.D lights throughout + feature lighting in bathroom
- Renovated 2-way bathroom with floor to ceiling tiles and dual floating basin
- Semi-frameless double shower with 2 in 1 rain shower head
- Sizeable bedrooms complete with built in robes
- In-slab heating in the common areas
- Separate fully renovated laundry with rear yard access
- Reverse cycle heating and cooling system to main living
- 15 panel 3.6KW solar power system with 4.6KW inverter
- Modern tiles throughout with quality carpet to bedrooms

- Large rear yard with level landscaped gardens, easy care astro turf and pavers
- Pizza oven and BBQ setting + Jacuzzi
- Private setting both child and pet friendly
- Large lockable and weatherproof garden shed for additional storage
- Single carport + versatile converted garage to studio space

The Numbers:

- Total internal living: 100m² approx.
- Garage: 24m² approx.
- Block: 338m² approx.
- Strata Levies: \$642.64 p.q approx.
- Rates: \$528 p.q (approx.)
- Build: 1993
- EER: 3 Stars