

1 Carmichael Street, Deakin, ACT 2600

House For Sale

Friday, 1 December 2023

1 Carmichael Street, Deakin, ACT 2600

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 861 m2

Type: House



Brett Hayman
0411414624



Martin Faux
0421593602

\$1,800,000+

Nestled discreetly behind a mature hedge on the distinguished Carmichael Street in Deakin, this immaculate four-bedroom, two-bathroom home epitomizes convenient living. The residence, situated amidst the charm of mature Chinese Pistachio trees, boasts a functional and family-friendly floorplan all on one level. Upon entering the warm and welcoming foyer, you are greeted by a formal living and dining area that seamlessly connects to the updated kitchen, complete with quality appliances, a meals area, and an adjacent family room with feature polished timber floors. A generously sized alcove leads to a bedroom wing, featuring a spacious master bedroom with built-in robes and ensuite bathroom. Additionally, three more bedrooms and a main bathroom complete this thoughtfully designed home. Comfort is paramount in every season, with two reverse cycle air conditioning units for cooling in the summer and ducted gas heating for warmth during the winter. The property also includes a double garage with a rear door for convenient access to the side, ideal for accommodating a trailer or boat. The residence enjoys proximity to the Deakin shopping precinct, Canberra Girls Grammar Schools and Canberra Grammar School, Alfred Deakin High School, Calvary John James Hospital, the Federal Golf Course, bus stops, and the Parliamentary Triangle. Key Features: - Four bedrooms, two bathrooms within walking distance to Deakin shops - Ducted gas heating and two reverse cycle air conditioners - Conveniently located near prestigious schools, hospitals, and amenities - Easy access to Canberra's key districts - Parliament House, Civic, Woden, and Belconnen - Generous 861sqm corner block This sturdy house is ready for you to move in, whether you choose to make it your forever home, an investment property, or embark on a renovation journey. As an added bonus, the property comes with a set of completed plans, saving you time in designing your stunning new residence. Don't miss the opportunity to experience an Inner South lifestyle in this carefully crafted abode. Schedule your inspection today and make this exceptional property yours. Rates: \$6,321 pa Land tax: \$12,024 pa UV: \$1,320,000 EER: 1.5 Living: 160sqm Block: 861sqm