

1 Fernie Place, Monash, ACT 2904



Sold House

Friday, 1 September 2023

1 Fernie Place, Monash, ACT 2904

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 875 m²

Type: House

Contact agent

Originally constructed in 1979, this home has been tightly held with the same family for over 24 years. Offering all the key elements for an ideal first home, an easy care downsize or savvy investment option, this home is structurally sound and conveniently situated in peaceful setting in an established popular suburb. It's time to make your next move. Immaculately maintained and positioned on a corner block in a quiet cul-de-sac street, the functional, free-flowing, single level floorplan boasts separate living areas incorporating a formal lounge, dining area, spacious kitchen, family room, functional bathroom plus generously proportioned bedrooms. Additional features include ducted gas heating, electric split systems, rear entertainers' deck and pergola, enclosed yard, colorbond fencing and detached metal garage. 1 Fernie Place asserts street appeal and is an incredible opportunity to move straight in and add your own personal touch over time. Enjoy being positioned only a short commute to Erindale shopping precinct and being spoiled for choice when it comes to schooling options. The thriving Tuggeranong business/shopping district is just a short commute away, plus you will have the added benefit of nearby bus stops for ease of transportation. Making for a desirable first home or an easy care downsize, this home is now ready for a new owner to make their own. Your next chapter begins here. The Location: • Erindale Shopping Precinct • Trinity Christian School • St Mary Mackillop College • Monash School • Wondershool Monash • South.Point Shopping Precinct The Perks: • Beautiful single level 3 bedroom home on large level block • Ideal for first home buyer, downsizer or investor • Corner block and quiet cul-de-sac street location • Ideal floor plan with practical living space options • Updated kitchen with electric cooktop, dishwasher & oven • Vinyl timber flooring to kitchen + family + quality carpets throughout • Quality automatic night & day roller blinds throughout • Automatic external window shutters to front side of house • NBN compatible with fibre to the node • L.E.D lighting throughout for lighter brighter living • Large separate laundry with rear yard access • Ducted gas heating throughout + 2 x electric split systems • Renovated bathroom with bathtub, shower & separate toilet • Rear deck + pergola offering an extension of outdoor living space • Enclosed rear yard with colorbond fencing (Child + Pet friendly) • Concrete driveway with ample off-street parking facilities • Neat & tidy block with established leafy trees and garden beds • Single metal garage + garden shed to rear yard The Numbers: • Total internal living: 117.78m² • Deck: 28m² approx. • Garage: 23.4m² approx. • Block: 875m² • Land value: \$480,000 (2023) • Rates: \$2,796 p.a. • Land tax: \$4,547 (investors only) • Built: 1979 • EER 1 Star