

1 Galbu Place, Aranda, ACT 2614



Sold House

Thursday, 10 August 2023

1 Galbu Place, Aranda, ACT 2614

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 786 m²

Type: House

Contact agent

Discover the epitome of refined living at 1 Galbu Place, Aranda. This remarkable four-bedroom, three-bathroom residence is a testament to architectural brilliance, designed by the acclaimed Pettit and Sevitt in their renowned split-level style. Nestled amidst nature's beauty, this home offers an idyllic lifestyle where tranquility and convenience seamlessly intertwine. Step inside this exquisite abode and be captivated by its timeless elegance. The spacious floor plan effortlessly combines comfort and style, providing an inviting space for both relaxation and entertainment. The open-concept design allows for seamless flow between the living, dining, and kitchen areas, creating an ambiance of togetherness for family and friends. The heart of this home lies within its masterfully crafted bedrooms. The upstairs master boasts a private balcony with awe-inspiring views, where you can savor your morning coffee in complete serenity. Retreat to the ensuite bathroom with an abundance of natural light streaming through the large windows and high ceilings. This residence perfectly caters to families with its additional three bedrooms, offering ample space for children, guests, or a home office. Each bedroom is thoughtfully designed with comfort and privacy in mind, ensuring everyone has their own sanctuary. Location is everything, and 1 Galbu Place does not disappoint. Situated in the coveted Aranda neighborhood, this home is in close proximity to highly desirable schools, ensuring a top-notch education for your children. Local shops and amenities are just a stone's throw away, providing convenience at your doorstep. What truly sets this property apart is its seamless integration with nature. Surrounded by lush greenery and breathtaking vistas, you'll experience a connection to the outdoors that is second to none. Immerse yourself in the tranquility of the surrounding natural beauty, taking leisurely strolls or embarking on outdoor adventures right from your doorstep. Experience the enchanting wildlife spectacle where vibrant parrots, wrens, cockatoos, gang gangs and rosellas grace your surroundings with their natural beauty and delightful melodies. Don't miss this unparalleled opportunity to own a piece of architectural marvel nestled amidst Aranda's serene landscapes. Embrace the harmonious blend of luxury, nature, and convenience that 1 Galbu Place has to offer. Arrange your next viewing today and experience a lifestyle beyond compare.

The Perks:

- 4 bedroom, 3 bathroom, Double carport home
- Pettit and Sevitt architecturally designed home
- Elevated, with views
- Large windows bringing in lots of natural light
- High raked ceilings
- Nature on your doorstep
- Brand new colorbond roof
- Updated bathrooms and ensuite
- Double carport
- Beautifully landscaped and automatic irrigation throughout the gardens
- 4 x split system air conditioners
- Ducted gas heating
- Freshly painted and new carpet throughout
- Ample storage both under house and under roof
- Large entertainment deck
- Sunset cocktails from the balcony
- Nature walk straight to school
- Aranda shops and schools within walking distance
- Family friendly neighbourhood
- Minutes from the Aranda Bushland nature walks

The Numbers

- Living area: 168m²
- Block size: 786m²
- Build: 1972
- Land Value: \$870,000
- Rates: \$4,525
- Land Tax: \$7,742