

10/19 Thynne Street, Bruce, ACT 2617



Townhouse For Sale

Saturday, 3 February 2024

10/19 Thynne Street, Bruce, ACT 2617

Bedrooms: 3

Bathrooms: 3

Parkings: 2

Type: Townhouse



Peta Swarbrick
0432391755

Contact Agent

CMA or Comparable Market Analysis available on request, please don't hesitate to contact Peta to discuss recent sales

This brand new Mews style townhouse has been designed to provide comfort, proximity and privacy in the present climate challenges, energy security and financial protection in the future. The thoughtful, future focused design of IVES is evident throughout this property. Many property owners are facing extra levies to increase energy efficiency, add charging stations, or solar panels. Not here. You won't have to spend a cent or a minute of your time planning for the future, it has all been done for you. With full double glazing, its own solar array and electric car charging connection, the property comes with the climate control, and energy management that will ensure that you are protected from more extreme climate changes as well as increasing energy prices. Over three levels, Unit 10 IVES offers a versatile floor plan that provides many living options for sharing, a business or multi generational families. Accommodation is found on top and bottom floors with living in the centre. You enter the living area from a sunny courtyard, or you can access the lower floor from your own secured and private garage. Each floor has access to an outside area, and the all three floors look out through large established eucalypts to blue sky. The feeling of living in the trees is charming! The kitchen is sleek and efficient with SMEG appliances, beautiful stone benchtops and Parisi tapware. With good storage and durable laminate flooring the open light and airy living is perfect for busy family life. Each bedroom has its own spacious bathroom, good storage and has been designed on the plan for maximum sound privacy. The bedrooms, the stairs and the hallways have been thoughtfully finished in hard-wearing carpet to reduce noise and increase comfort. Lots of built in storage and lovely light from large windows completes the picture. The tri level design makes this a perfect property for combined households, or the ability to have a discrete private office, or professional practice. The complex has only just been completed and as you will see it has been designed for simple but elegant living, and constructed with exceptional quality, practicality and economy. Sadly my owners' plans have changed and they desire to sell this property as soon as possible, so soonest inspection is recommended.

>5 KW Solar Panels
Double Gazing
EV Charging Station
3 bathrooms
Secure garage parking
Ideal location
Quality construction

*Full Inclusions list, Owners Manual and Welcome Pack available upon application.