

107 Walker Crescent, Narrabundah, ACT 2604



Sold House

Friday, 11 August 2023

107 Walker Crescent, Narrabundah, ACT 2604

Bedrooms: 5

Bathrooms: 3

Parkings: 2

Area: 768 m2

Type: House

\$2,050,000

What you see: Privately positioned among a leafy street with a versatile flow of connective consistency throughout the home. Tastefully designed and lovingly kept as a family home which feels exactly that. What we see: A home to grow into, in a location you'll never want to leave. See more: Two storey low maintenance residence Built by renowned Rawson Homes Kitchen featuring 40mm stone benchtops, WIP and ample storage Appliances include gas cooktop, oven and dishwasher Master bedroom with WIR and ensuite Ground floor guest suite with WIR and ensuite Additional three bedrooms with BIR's Separate office area Timber flooring and carpet throughout Covered alfresco area Rainwater tank Security system Large double garage with internal access Landscaped and manicured yards Priority Enrolment Area for Narrabundah College and Telopea Park School Within a 2 minute walk to Narrabundah College Within a 5 minute walk to St. Benedict's Primary School Within a 12 minute walk to Griffith Shops Within a 4 minute drive to Canberra Grammar School Within a 5 minute drive to Telopea Park School Within a 5 minute drive to Manuka Shopping Precinct Within a 5 minute drive to Fyshwick Fresh Food Markets Within a 14 minute drive to Canberra CBD Total house area: 305m² Block: 768m² Built: 2016 EER: 5.0 Rates: \$4,814 p.a Land tax: \$8,360 p.a Rental appraisal: \$1,250 - \$1,350 p.w Disclaimer: Please note the property will not be marked under offer and inspections will not cease until the exchange of contracts has taken place. The above figures are approximate only. The material and information contained within this marketing is for general information purposes only. HIVE Property does not accept responsibility and disclaim all liabilities regarding any errors or inaccuracies contained herein. You should not rely upon this material as a basis for making any formal decisions. We recommend all interested parties to make further enquiries.