

11 Hotham Crescent, Deakin, ACT 2600



House For Sale

Friday, 3 May 2024

11 Hotham Crescent, Deakin, ACT 2600

Bedrooms: 5

Bathrooms: 2

Parkings: 3

Area: 1403 m2

Type: House



Dan McAlpine
0401005282



Kieren Place
62959911

AUCTION

Positioned on one of Deakin's most highly prized streets, this exceptional family home offers a harmonious blend of charm, space, and quality. Surrounded by premium schooling, quality shops, and conveniently close to Manuka, Kingston, and the CBD, this property is a true gem. Beautiful timber floors, leafy outlooks, and contemporary tones define the open-plan living areas. The spacious lounge/living area seamlessly flows into the formal dining space, creating an ideal setting for year-round entertaining with family and friends. The functional kitchen boasts stainless steel benchtops, a 6-burner gas hob, twin wall ovens, and ample storage behind quality cabinetry. It's the heart of the home, keeping the home chef connected to family and friends. In the main residence, a spacious and private main suite enjoys both a walk-in robe and designer ensuite complete with large-format tiles and large stone top vanity. Quality finishes abound. In the East wing, you'll find three more bedrooms, a bathroom, and a separate toilet. Need flexibility? There's a completely self-contained 2-bedroom studio with a full bathroom and kitchenette, catering to various family dynamics and multi-generational living needs. The stunningly landscaped garden hosts a travertine-encircled pool—a serene spot that must be experienced firsthand. The pool sanitation is managed by an Enviroswim system, producing soft water pure enough to use on your garden. A single lock-up garage, double carport, study, and internal laundry complete the list of quality appointments.* Generous open plan lounge, living and dining with centrepiece fireplace, great kitchen connection and flowing out expansive alfresco entertaining deck with Vergola plus second deck off dining room by pool and sparkling Enviroswim pool* Entertainers' kitchen with stainless steel benchtops, 6-burner gas hob, twin wall ovens and plenty of storage behind quality cabinetry* Segregated main suite with walk in robe and ensuite, complete with floor to ceiling tiling, lots of storage throughout and large stone top vanity + 3 additional bedrooms with built-in robes and good-sized study/5th bedroom* Main bathroom with bathtub, oversized shower and stone top vanity + convenient separate toilet* Separate laundry* Cellar under the house* Double glazed windows and insulated roof space* Fully self-contained 2-bedroom 78sqm studio with full bathroom, living/dining space, quality kitchenette and designed for wheel chair access* 31,000L water tanks connected to irrigation plus 2 x 2,000L under deck connected to hose* Recently upgraded 10 zone watering system with Hunter Hydrowize WiFi controller* 6.27 kw solar system with SolarEdge wireless connection, Tesla destination charger* Single lock up garage with workshop + additional 2-car undercover car port* Conveniently located near shops and Canberra CBD Whilst all care has been taken to ensure accuracy in the preparation of the particulars herein, no warranty can be given, and interested parties must rely on their own enquiries. This business is independently owned and operated by Belle Property Canberra. ABN 95 611 730 806 trading as Belle Property Canberra.