

12 Douglas Place, Curtin, ACT 2605

Sold House

Friday, 11 August 2023

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Bedrooms: 3

Bathrooms: 2

Parkings: 3

Area: 792 m2

Type: House



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\$1,380,000

Arguably one of Curtin's most sought after and tightly held cul de sac locations is being offered to the market for the first time in over 50 years. This beautifully presented privately built home that has been tastefully restyled, extended and renovated to suit most families. Set on an easy care mature 792sqm block within a quiet tightly held cul de sac and only a short stroll to the popular Curtin Shops and open space/ parkland. This well maintained home offers a flexible floor plan which includes a spacious sun-filled lounge and dining areas with high ceilings which connects seamlessly to the updated kitchen and family room. An additional segregated third living area is very spacious and offers many options depending on your needs. Accommodation includes three generous bedrooms (could easily be four), the segregated master with built in robes and ensuite, while the other two bedrooms also have built in robes and are serviced by an updated main bathroom. If you enjoy entertaining then the private immense outdoor entertaining areas with naturally shaded and covered pergola will surely impress. There is also a large deck that sits over the top of a pre existing swimming pool that the current owners use to entertain however, you may be inclined to convert back to to an inground pool for those looking for a pool, the option is yours. Within a short stroll to parkland, local sought after primary and senior schools, the large Curtin shopping precinct includes Coles, Chemist, Post office, Bendigo Bank, Bakery, dental and doctors and much more. Minutes drive to Woden and City Centres. An inspection is a must, Don't wait another 50 years to own a home in this location. Additional features: First time offered in over 50 years Quiet cul de sac location Privately built, extended and well maintained home North facing living areas with raked ceilings Spacious formal lounge and dining Meals / family area Rumpus / multi purpose room Ducted gas heating to all rooms Ceiling fans Separate main bedroom with ensuite Two driveways, one leading to double garage Private park-like back garden Leafy outlook from every room Mature easy-care gardens Covered outdoor entertaining spaces Large timber deck Curtin primary school 700m (no road crossing) Holy Trinity primary school 750m (no road crossing) Deakin High School 2.0km Curtin Shopping Centre 750m Curtin reserve at the end of the street Rates: \$4,666 pa Land tax: \$8,019 pa UV: \$1,026,000 EER: 1.0 Living: 177m² Block: 792m²