

# 13 Ramsay Place, Wanniassa, ACT 2903

## Sold House

Saturday, 17 February 2024

13 Ramsay Place, Wanniassa, ACT 2903

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 1051 m2

Type: House



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**\$780,000**

Packed with potential in an ultra quiet, cul-de-sac street within walking distance to Tuggeranong Lake, this fantastic family home sits proudly on a spacious 1,050sqm block. The home provides three bedrooms with built in robes and a variety of living areas making it ideal for a family or investor seeking a solid, convenient home with plenty of scope to customise and make their own. The home offers charming street appeal with plenty of off-street parking and a private front entrance. The formal entranceway leads through to a spacious living room that features impressive, raked ceilings. As you pass through the formal dining room into the kitchen, you will notice the stunning Potbelly Stove that is sure to keep your family toasty warm throughout the cooler months. The kitchen provides plenty of storage, electric cooking and a breakfast bar that overlooks the adjoining family room that is fully tiled and includes sliding door access outside. Buying a home in Tuggeranong gives you the opportunity to live in an established, family friendly suburb on a spacious, oversized block. This block spans approximately 1,050sqm, with plenty of potential to update and create your dream outdoor spaces. The gardens are private with Colorbond fencing, lots of established greenery and level lawn space for kids and pets to play. There is a double carport with attached office space and storage shed, ideal for those working from home or running a home business. There is plenty of scope here to utilise these spaces, adding extra room for an extended family, hobbies, home gym, or even a games room for the kids. The home is within walking distance to Tuggeranong Lake, ideal for those seeking an active lifestyle. It is close to shops, schools and a quick commute into the City with public transport links close by.

- Lovely three-bed home packed with potential
- Spacious 1,050sqm block, cul-de-sac location
- Kitchen plus separate family, living and dining rooms
- Three bedrooms with BIR's, three way bathroom
- Charming Potbelly stove fireplace in dining room
- Double carport, attached study and storage shed
- Huge yard, Colorbond fencing, entertaining area
- Walk to Tuggeranong Lake, close to shops, schools

The information contained above is believed to be correct at time of advertising however, we take no responsibility for the accuracy of this information and prospective purchasers are advised to rely on their own research.