

13 Storey Street, Curtin, ACT 2605

Sold House

Friday, 11 August 2023



13 Storey Street, Curtin, ACT 2605

Bedrooms: 5

Bathrooms: 2

Parkings: 2

Area: 724 m2

Type: House



Martin Faux
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Contact agent

Inspections are strictly by appointment only. Please call prior to book a viewing. Nestled in a superb position within a short stroll to the popular Curtin Shops is this immaculate single level home. The home is for people who appreciate, warmth, flow and lifestyle living, this fresh and exciting home offers spacious sun-drenched formal lounge and dining areas. The North facing family living areas connects beautifully with the functional kitchen and adjoining meals area. The Living and dining area at the front of the house has a huge space of 47 square meters, providing an extremely comfortable, spacious and even luxurious feel, whether you gathering with friends and family or simply just relaxing. The private garden features a north facing entertaining deck that overlooks many fruit trees and a vegetable patch that has been inspired by the paddock to plate movement. Accommodation includes four large bedrooms, plus an additional multiple purpose room all with an abundance of storage. The generous segregated main including ensuite and walk-in-robe for extra convenience. Tastefully decorated throughout with quality fittings, fixtures and large double glazed windows to produce an abundance of natural light all year round. Not a thing to do, just move in and enjoy. Do your sums, why go through the headache of renovating or rebuild when you can just place your furniture and hang up your clothes and start living the lifestyle you deserve. We request that face masks are worn whilst inspecting the home as our seller is immunocompromised. Features include: Built in 2008 Single level home Living area 269m² approx Easy-care 724m² block Beautiful entry area with double doors North facing living areas Open plan lounge & dining area with solid timber floors Large kitchen with stainless steel appliances Rumpus room / multi purpose room Generous bedrooms, segregated main with WIR & ensuite Ducted gas heating Ducted evaporative cooling 3.01 kW roofing Solar Power System: 16 188w solar panels (i.e. The ACT Government Feed-in Renewable Energy Generation scheme contract started from 11/03/2011 with 45.7 cents per kWh exported energy) Continuous flow hot water system 2500L Rainwater tank Underground cables connect the power, Internet and telephone Back to base alarm system Rear entertaining deck (north facing) Easy-care landscaped gardens Colourbond roof Over-sized double garage with remote door and internal access Ample off street parking Stroll to nature reserve (end of street) Minutes to Curtin Primary, Alfred Deakin High and Canberra College Minutes to Curtin and Woden shopping precincts Rates: \$4,300 pa Land tax: \$7,302 pa UV: \$879,000 EER: 6.0 Living: 269m² Garage: 41m² Verandah: 12m² Block: 724m²