

# 14 Churcher Crescent, Whitlam, ACT 2611



## House For Rent

Tuesday, 11 June 2024

14 Churcher Crescent, Whitlam, ACT 2611

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Matthew Findley  
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Investment Team  
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**\$870 per week**

PLEASE CLICK 'BOOK INSPECTION' TO REGISTER & BE NOTIFIED OF UPCOMING INSPECTIONS

Welcome to your dream home in the heart of Canberra's sought-after suburb of Whitlam. This recently constructed, single level residence offers an unparalleled blend of space, style, and convenience, perfect for families seeking the epitome of modern living. Number 14 is positioned in an enviable location across from open parkland within the heights of Whitlam, with views to the surrounding mountain ranges from the rear of the home. At the front of the home, a cosy carpeted separate lounge welcomes you in with large windows capturing the light and framing the peaceful reserve outlook. The heart of the home is undoubtedly the expansive family room where banks of windows flood the space with natural light. Blonde toned timber floating floors flow through the space into the kitchen, gifting a modern Scandi vibe. The stunning kitchen offers a large stone topped island bench with waterfall edge & breakfast bar for casual meals. Well equipped with a dishwasher, electric cooktop and walk-in pantry, the kitchen's creamy white cabinetry is complemented by deeper tones overhead feature storage. Sliding doors from the family room invite you out to the covered alfresco area, for seamless indoor/outdoor living & entertaining. Generously proportioned, the main bedroom is sunny and bright and offers its own elegant ensuite and sliding door access to the alfresco area. Three further well sized bedrooms have easy access to the main family bathroom that has a separate shower & bath, as well as a timber fronted vanity with vessel sink. Throughout the home roller blinds add to the uncluttered aesthetic. Double glazed windows throughout and solar panels create an energy efficient home. Outdoors the neat yard wraps around the home, with terraced areas, landscaped garden beds and lawned areas for family fun. A double garage with internal access at the front of the home provides car accommodation. Destined to be a family-friendly enclave, Whitlam enjoys a prime position in Canberra with easy access to Woden, Belconnen and the City CBDs. It is conveniently located near an array of quality educational institutions - both public and private and there are plenty of recreational options nearby too. With nature on your doorstep and a collection of outdoor playgrounds including Mount Stromlo close by, Whitlam is where you want to live.

Features of the property include;

- Recently constructed 4 bedroom home
- Separate carpeted lounge at front of home
- Floating timber floors to expansive living space
- Stunning kitchen with island bench, stone bench tops, dishwasher, electric cooktop & walk in pantry
- Bath to main family bathroom
- Double glazed windows throughout and solar panels for an energy efficient home
- Covered alfresco area
- Neat easy care landscaped gardens
- Double garage with internal access
- Outstanding location opposite reserve/parkland

Available: 16th July 2024

PETS: Please be aware that at all stages of tenancy this property requires consent to be sought from the lessor for the keeping of any pets at the premises. Consent must be provided before any pets are at the premises

VITAL INFORMATION: The property is unfurnished

Please note you may be required to remove your shoes prior to inspecting the property

If no Energy Rating is displayed for this property, EER is unknown

The property complies with the minimum ceiling insulation standard

WISH TO INSPECT:

1. Click on "BOOK INSPECTION" if this listing does not have the "BOOK INSPECTION" button please go to [raywhitecanberra.com.au](http://raywhitecanberra.com.au) website and register
2. Register to join an existing inspection, if no time is offered or if the time does not suit, please register and we will contact you once access is arranged
3. If you do not register, we cannot notify you of any time changes, cancellations or further inspection times

RENT INFORMATION:

1. Rent is collected fortnightly unless otherwise nominated for a longer period
2. Bond required is equal to 4 weeks rent

DISCLAIMER: All information regarding this property is from sources we believe to be accurate, however we cannot guarantee its accuracy. Interested persons should make and rely on their own enquiries in relation to inclusions, figures, measurements, dimensions, layout, furniture and descriptions.