

# 14 Kangaroo Close, Nicholls, ACT 2913

home by holly

## Sold House

Sunday, 10 March 2024

14 Kangaroo Close, Nicholls, ACT 2913

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 425 m2

Type: House



Bianca Way  
0491850701

**\$910,000**

#soldbybianca \$910,000 Let me paint you a picture of the kangaroo home, nestled among the gums, where the air is sweet and the vibe is oh-so-comforting. Step through the door and you'll find yourself in a space where the kitchen, dining, and living areas blend seamlessly, creating a warm and inviting atmosphere that's just perfect for those cherished family moments. It's the kind of place where you can really feel that sense of togetherness. The master bedroom is a sanctuary in itself, with its own ensuite and robes. There's plenty of room for everyone else too, with three additional bedrooms decked out with their own built-in robes. And let's not forget the main bathroom, with its charming pink accents that give the place a touch of character and warmth. Now, when it comes to parking, we've got you covered with a double garage that not only keeps your vehicles safe and sound but also makes getting from car to kitchen a breeze. No more lugging groceries through the rain! Outside, the yard is a haven for kids and pets alike, with plenty of space to run around and play. And don't even get me started on the covered deck - it's the perfect spot for kicking back and relaxing after a long day, or for hosting a good old-fashioned Aussie barbecue. With Gungahlin Town Centre just a short drive away, you've got all the amenities you could ever need right at your fingertips. And if you're after something a bit more low-key, the Crace Shopping Village, with its charming cafes and local grocery store, is just a hop, skip, and a jump away - perfect for a lazy Sunday stroll. So there you have it, folks - the Kangaroo Close home is not just a house, it's a place where memories are made, where families grow, and where you can truly feel at home among the gum trees. features: .single level 4 bedroom ensuite home. 181m<sup>2</sup> of living .kitchen, meals and living area overlooking yard and reserve .sliding doors from the kitchen, meals and living area opening out to the outdoor entertaining area .veggie gardens .secure rear back yard, low maintenance .large master bedroom with ensuite and built in robes.three other bedrooms with built in robes.central family bathroom.ducted heating and cooling .double garage with internal access.laundry with access out to the rear yard .built in attic stairs, additional storage in the roof .window shutters.direct access to Percy Hill Nature Reserve, bike paths, and Gungahlin Pond.close proximity to schools and shops EER: 5.5Land size: 425sqmLiving size: 181sqmRates: \$2,987UV: \$542,000