

15 Porter Street, Wright, ACT 2611

LUTON

House For Sale

Thursday, 25 April 2024

15 Porter Street, Wright, ACT 2611

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Type: House



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Auction

Across its 321m², this home exudes luxury, convenience and grandeur. The expansive open plan living space encompasses the lounge, theatre or rumpus, dining, sunroom and kitchen and resembles more of a football fiend that living space. Each are is however, practical and usable, made even more impressive by high ceiling throughout ranging from 3m and 2.7m downstairs to 2.55m on the second level. Accommodation includes two primary suites built for multi generation or those who have guests. Both include ensuites with the master also adding a large walk in robe, not to mention rolling views across Canberra. The kitchen and adjoining butlers pantry is built for show and for go with the option of cooking with induction or gas. Bosch appliances include double ovens, integrated dishwasher and cooktops. A servery window from the butlers pantry is also a feature. The home is kept comfortable by the 6 zone reverse cycle heating a cooling system and maintains temperature through the double glazing throughout all windows and doors. This also comes at little to no cost with the 8.3kw solar panel system providing the bulk of the energy throughout the day. Close to schools, minutes in the car to shops and recreational options, it's a convenient and practical area to call home in the heart of the Molongolo Valley. Features include: • Four spacious bedrooms • Expansive open plan living spaces • Light filled study upstairs with built in cabinetry • 2 primary suites with ensuite and • Generous kitchen with large bench space • Bosch steam and convection ovens, induction cooktop, integrated dishwasher • Butlers pantry with separate gas cooktop • 40mm stone waterfall benchtop with storage both sides. • Servery window to alfresco area • High ceilings throughout ranging from 3m - 2.55. • Double glazed windows throughout. • Daikin zoned heating and cooling • Enclosed double-glazed alfresco/sunroom • Artificial turf to outside • Solar Panels 8.3kw/10c tariff • Instant gas hot water • Swann Home security camera system • Plenty of storage options • Close to Stromlo forest park and leisure centre

Property Details: • Block: 500m² • Built: 2020 • Lower Level: 174.65m² • Upper Level: 87.77m² (excluding stairwell) • Garage: 44.88m² • Alfresco: 14.55m² • Total: 321.86m² • UCV: \$659,000 (2023) • Rates: \$3,477 p.a. (approx.) • Land Tax: \$6,053 p.a. (approx.) *If Rented • 450m to Evelyn Scott School • 1.7km to Charles Weston School • 5.2km to Cooloman Court • 1.9km Woolworths Metro