

16 Botany Road, Berrimah, NT 0828



House For Sale

Monday, 3 June 2024

16 Botany Road, Berrimah, NT 0828

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 488 m2

Type: House



Jacob Reynolds
0499990981



Umesh Patel
0404748528

FOR SALE

Welcome to 16 Botany Road, Berrimah! This lowset, well-presented home is a rare find that you don't want to miss. Ideal for both downsizers and first home buyers seeking a leisurely lifestyle, it also presents an excellent opportunity for astute investors. This property offers a fantastic layout, seamlessly blending each room to create a harmonious living space. The modern kitchen stands out with its gas cooktop and sleek cabinetry, providing ample storage. The home includes three bedrooms, all featuring built-in robes, and two well-appointed bathrooms. The master bedroom is a true retreat, complete with an ensuite and walk-in robe. Outside, enjoy the convenience of a low-maintenance, fully concreted yard with a garden shed, making it perfect for easy living. The property benefits from a double lock-up garage and side access providing ample parking space for vehicles, including a boat. Additionally, the property is also equipped with solar panels, ensuring low-cost electricity and increased energy efficiency. Enjoy the convenience of this location, with local parks and playgrounds within walking distance. Prestigious Haileybury Rendall School is easily accessible, making this an excellent choice for families. Commuting is a breeze with highway access just 2 minutes away, providing a smooth drive to either Darwin CBD or Palmerston, and the airport is a short 10-minute trip. For weekend adventures, the nearby East Arm boat ramp offers a gateway to a day's fishing, or you can explore the beautiful beaches at Lee Point and Casuarina, just a 20-minute drive from home.

Year Built: 2019
Council Rates: \$2070.31 per annum
Area Under Title: 488 m²
Vendor's Conveyancer: Tschirpig Conveyancing
Preferred Settlement Period: 30 Days
Preferred Deposit: 10%
Easements as per title:
Zoning: Low-Medium Density Residential
Status: Tenanted until 17th of July- Ideal for first home buyers and downsizers- Modern Kitchen with gas cooktop- Split system air conditioning and ceiling fans- Master with ensuite and walk in robe- Double lock up garage- Multiple schools are within easy reach- Easy access to Darwin CBD- Close to local parks and playgrounds
Call to inspect with The JH Team today!