

17/45 Enderby Street, Mawson, ACT 2607



Townhouse For Sale

Thursday, 7 December 2023

17/45 Enderby Street, Mawson, ACT 2607

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 107 m2

Type: Townhouse



Dan McAlpine
0401005282



Louise Harget
0261031063

\$739,000 - \$769,000

With perfect position in the ever-popular Mawson precinct, surrounded by reserves and walking paths, as well as being at the doorstep of Southlands Shopping, Woden Town Centre, and Canberra Hospital, this spacious and welcoming townhouse delivers on both generosity of space and uber convenience. Timber floors and great natural light frame the large open plan living and dining space, flowing out to a large alfresco entertaining deck set amongst private low maintenance gardens. It is well connected to the good-sized kitchen that boasts stone benchtops with breakfast bar, gas hob, stylish glass splashbacks and plenty of storage. The main bedroom enjoys a built-in robe and stylish ensuite, complete with frameless shower and floating stone top vanity. There are 2 additional bedrooms, one upstairs, one downstairs, both with built in robes. The main bathroom has a full-size bathtub with shower over and floating stone top vanity, with a convenient downstairs powder room adding additional convenience to the floorplan. An internal laundry, upstairs study nook, and 2 secure basement carparks headline a list of additional features that complete this well thought out, generously proportioned, and warmly inviting Mawson haven.* 3 bedrooms, 2 bathrooms, and 2 secure basement carparks* Open plan living and dining, well connected to kitchen and flowing out alfresco deck set amongst good sized back garden * Good sized kitchen with stone benchtops, breakfast bar, gas hob, stylish glass splashback and plenty of storage throughout* Main suite featuring large robe and stylish ensuite + 2 additional bedrooms, both with built in robes, bedroom 2 with private main bathroom access* Main bathroom with full size bathtub, shower over, and floating stone top vanity + convenient downstairs powder room* Internal laundry with connected powder room* 2 secure basement parking spaces + generous private storage shed* Reverse cycle heating and cooling* Energy efficient aspect that keeps the home comfortable and the energy bills low all year round* Immediate proximity to quality childcare centres and schools, including Mawson Primary's Mandarin Immersion Program* Walking distance to local shops, cafes, close proximity to Woden Town Centre, Canberra Hospital and public transport Whilst all care has been taken to ensure accuracy in the preparation of the particulars herein, no warranty can be given, and interested parties must rely on their own enquiries. This business is independently owned and operated by Belle Property Canberra. ABN 95 611 730 806 trading as Belle Property Canberra.