

18/11 Starcevich Crescent, Jacka, ACT 2914



Sold Townhouse

Saturday, 18 November 2023

18/11 Starcevich Crescent, Jacka, ACT 2914

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Area: 96 m2

Type: Townhouse



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This north facing property presents an excellent opportunity for those looking to enter the market in this highly desirable area of Jacka. The well-lit interiors and contemporary design are complemented by its distinctive location close to Amaroo shops, Amaroo school, Gungahlin Marketplace, & numerous walking paths that wind through the neighbourhood, offering a convenient lifestyle close to nature. The home is thoughtfully designed to emphasize open-plan living, creating a spacious feel with 96m² of living space while maintaining versatility in the living areas. Ample natural light fills the entire home, with sizable windows on both sides, ensuring a comfortable living environment. Set over two levels, this residence provides a sense of privacy with the two ensuite bedrooms located separately from the living area upstairs. Both bedrooms are spacious, with the second bedroom complete with a large built-in robe, the master bedroom has a walk-in robe making sure storage is never an issue, while looking over the nature reserve creating the perfect retreat. The kitchen is fully equipped with stone benchtops and stainless steel appliances, ensuring that your homemade meals are well taken care of. Relax outside with two courtyards spanning 35m² providing added space & privacy, and in a sunny space which can be utilised all year round. Entertaining will become a regular occurrence here, as both outdoor areas are ideal spaces for hosting family & friends. Other notable features of the home include ducted gas heating, high quality bathroom fixtures, tiled flooring to the living area & carpets in the bedrooms. There are plenty of storage options throughout with overhead cupboards & under bench drawers in the Kitchen, under staircase storage area and a designated storage cage, perfect to cater to everyone's requirements. Car accommodation is catered with a carport & an allocated car-space conveniently positioned at the front with easy access into the home. The location is a true highlight of this property. It is located within walking distance to the Amaroo School, Amaroo Shops, lush reserves & kids playground making it ultra-convenient. The Gungahlin Town Centre & Casey shops are also only a short drive away. If you are an astute investor or someone looking to indulge in a modern lifestyle this property is perfect for you.

Summary of features:

- 2 Bedrooms
- 2 Bathrooms
- 2 Car accommodation
- Open plan living areas
- LED downlight throughout living areas
- Generous bedroom sizes upstairs (both ensuites)
- Master bedroom with walk-in robe
- Second bedroom with built-in-robe
- Pleasant views adjacent reserve
- North-facing front courtyard
- Well-appointed kitchen with stone benchtops & stainless steel appliances
- Ducted gas heating & cooling
- Modern bathrooms with quality fixtures

Located close to:

- Gungahlin Town Centre 10 minutes' drive
- Burgmann Anglican School 10 minutes' drive
- Amaroo School 4 minutes' drive
- Amaroo Shops 4 minutes' drive

Key figures: (approx.)

Living area: 96 m² Courtyards: 35 m² Year Built: 2015 Rental estimate: \$550 - \$570 per week Strata (incl sinking fund): \$1,675 per annum Rates: \$2,030 per annum Land tax (Investor's only): \$2,595 per annum EER: 6