

18 Jacobs Street, Evatt, ACT 2617



House For Sale

Friday, 15 March 2024

18 Jacobs Street, Evatt, ACT 2617

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 736 m2

Type: House



Bree Currall
0262959911



Chloe Lindbeck
0262959911

AUCTION

Introducing this captivating three-bedroom haven on a spacious 736m² block – a masterpiece seamlessly marrying craftsmanship with individuality. Meticulously renovated throughout, featuring proportionate quality and enhanced by custom bespoke joinery and finishes. Step inside to discover a playfully distinctive design, including a walk-through dressing room, ensuite, and main bedroom with a uniquely styled freestanding glass shower. A seamless connection to nature awaits through opaque double-glazed French doors, leading to a recycled hardwood timber deck overlooking the charming garden. This residence is more than aesthetics; it's an embodiment of elevated living. Experience year-round comfort with a serviced fireplace, an efficient evaporative cooler, double glazing, and superior insulation. Conveniently located in a sought after position only 650m from the local Evatt shops and across the road from the Evatt Oval, Pump Track and Cricket Nets. * Spacious living room with custom joinery and a slow combustion fireplace.* Custom-designed kitchen and laundry with bamboo joinery, stone benchtops, and stainless steel appliances.* Main bedroom with a walk-through dressing room and uniquely styled ensuite.* Distinctive details include bamboo wardrobes and a creatively designed freestanding glass shower.* North-west facing rear garden with an outdoor entertaining deck and courtyard.* New Colorbond fences for enhanced privacy and a fresh look.* Renovations by Darrell from An Environmental Design & Gino from Select Custom Joinery.* Comfort assured with ceiling fans, ducted evaporative cooling, and slow combustion fireplace & gas heating.* Fully insulated for year-round comfort.* Sustainable living with a water tank and lovely garden.* A short walk to Evatt Primary, local shops, parks, and coffee shops.* Quick commute to Belconnen, Gungahlin, University of Canberra, and Calvary Hospital.Rates: \$2,921pa (approx.)Land Tax: \$4,838pa (approx.)UCV: \$544,000 (2023)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.