

# 18 Moorehead Place, Latham, ACT 2615

## House For Sale

Saturday, 9 March 2024



18 Moorehead Place, Latham, ACT 2615

Bedrooms: 3

Bathrooms: 2

Parkings: 3

Area: 326 m2

Type: House



Steve Lowe  
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Mac McLean  
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## Auction

Step into this fully renovated home that exudes modern comfort and style. Stay cozy year-round with the ducted AC heating and cooling, ensuring each room has its ideal temperature. Quality curtains, polished wood floors, and roller blinds create an elegant interior, complemented by LED downlights that highlight the contemporary design. The kitchen is a chef's dream, featuring a Westinghouse electric cooktop and oven, a Fisher & Paykel dishwasher, and plenty of cupboard space. All bedrooms are equipped with built-in robes, and bedroom two and the front living room enjoy the added comfort of ceiling fans. The garage has been thoughtfully converted into a versatile space, perfect as a 3rd bedroom, office, teenagers' retreat, or studio. The laundry has been tastefully updated while modern bathrooms and ensuite boast floor-to-ceiling tiles. Relax in the spacious lounge room with views of the vibrant garden, or unwind on the private front decking. For outdoor entertaining, the rear deck overlooks the enclosed backyard and features a pergola with an Opening Louvre Roof System. Additional features include a toolshed and a brand-new hot water system. Conveniently located within walking distance to shops and schools, this home offers both comfort and functionality for modern living.

- Fully renovated.
- Ducted AC heating and cooling.
- Quality curtains.
- Polished wood floors throughout.
- Roller blinds.
- LED downlights.
- Westinghouse electric cooktop and oven.
- Fisher & Paykel dishwasher.
- Modern bathroom, ensuite and laundry.
- Floor to ceiling tiles in main bathroom and ensuite.
- Built-in robes in all bedrooms.
- Ceiling fan in bedroom two and front living room.
- Garage converted into a 3rd bedroom / office / teenagers retreat / studio.
- Lots of cupboard storage.
- Spacious lounge room with vibrant garden views.
- Private front decking.
- Rear decked entertainment area overlooking a private, enclosed backyard.
- Pergola over rear deck (Opening Louvre Roof System).
- Toolshed.
- Brand new Hot Water System.

Close to: Latham Primary school: 750m (11 minute walk, 2 minute drive) Kippax Fair Shopping Centre: 2km (4 minute drive) Westfield Belconnen: 5.1km (8 minute drive) Built: 1979 Residence: 84.48m<sup>2</sup> Converted Garage: 23.00m<sup>2</sup> Total: 107.48m<sup>2</sup> Rates: \$574pq Land Tax (If rented): \$847pq\* To receive the contract of sale, building report, and additional documents via email within just 10 minutes of your enquiry, please fill out the online request form. Be sure to check both your inbox and junk folder for prompt delivery, available 24/7.