

19 Eric De Salis Street, MacGregor, ACT 2615

STONE

House For Sale

Thursday, 15 February 2024

19 Eric De Salis Street, MacGregor, ACT 2615

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 449 m2

Type: House



Jess Smith
0410125475



Alex Ogbonna
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Auction 07/03/2024 at 6:15pm

Property to be auctioned onsite on the 07/03/2024 at 6:15pm with offers welcome prior. Located in a highly sought-after suburb, amidst the tranquillity of a family-friendly street bordered by lush greenery and a sprawling park, stands this inviting 3-bedroom, 2-bathroom, double garage residence, bound to captivate attention. Thoughtfully designed, the layout encompasses a separate lounge room and sunlit living spaces that flow seamlessly onto a generous outdoor pergola area. The perfect space for you to host BBQs and gatherings for family and friends, coupled with a balance of grassed and garden areas to suit the ideal family lifestyle. The well-equipped kitchen is the heart of this home and contains a pyrolytic oven, gas cooktop, and dishwasher, with ample meal prep and storage space. The master suite, strategically positioned at the front, ensures privacy with its walk-in robe and ensuite. Complete with ducted reverse-cycle air-conditioning to ensure comfort all year round. Features Overview:- Single level floorplan- NBN connected with FTTN- Age: 15 years (built in Sep 2009)- EER (Energy Efficiency Rating): 3.5 Stars Sizes (Approx.)- Internal Living: 106 sqm- Porch: 2.13 sqm- Garage: 35 sqm- Total residence: 143.13 sqm- Block: 449sqm Prices- Rates: \$716 per quarter- Land Tax (Investors only): \$1178 per quarter- Conservative rental estimate (unfurnished): \$630 - \$650 per week Inside:- Master suite with walk-in robe and ensuite- Good sized bedrooms with built-in robes- Main bathroom with bath and separate toilet- Front lounge with split system air-conditioning- Spacious kitchen with ample bench and cupboard space- Open plan living and dining room- Laundry room with external access- Double car garage with internal and external access with remote controlled roller door Outside:- Generous pergola for outdoor entertaining- Large grassed backyard with ample space for the kids and pets to play- Fully enclosed backyard with a garden bed ready to be planted- Garden shed for storage and tools MacGregor offers a pleasant mix of residential comfort and urban accessibility. This family-friendly suburb features leafy streets, ample parks, and easy access to shopping centers like Kippax Fair and Westfield Belconnen. MacGregor is known for its convenient transport links, including bus routes and main roads, making it a desirable location for families seeking a balanced lifestyle in Canberra. Inspections: We are opening the home most Saturdays with mid-week inspections. However, If you would like a review outside of these times please email us on: jesssmith@stonerealestate.com.au Disclaimer: The material and information contained within this marketing is for general information purposes only. Stone Gungahlin does not accept responsibility and disclaim all liabilities regarding any errors or inaccuracies contained herein. You should not rely upon this material as a basis for making any formal decisions. We recommend all interested parties to make further enquiries.