

19 Gamban Square, Ngunnawal, ACT 2913



Sold House

Sunday, 13 August 2023

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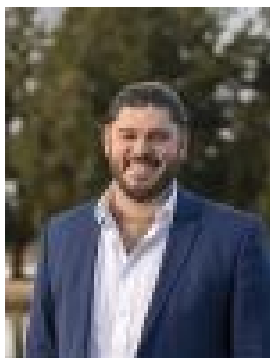
Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 354 m2

Type: House



Jake Battenally
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\$690,000

Nestled in the peaceful suburb of Ngunnawal, this charming 3-bedroom residence occupies a prime location on a serene, family-oriented street. Convenience is at your fingertips with local shops, playgrounds, and public transport just a short stroll away, eliminating the need to venture far from home. Step inside, and you'll find a well-designed interior featuring an open-plan living area that offers ample space for everyone to relax and unwind. The three bedrooms, all with built-in robes, are generously proportioned and serviced by the fully equipped bathroom. For your comfort, the home is equipped with ducted reverse-cycle heating and cooling. Additional conveniences include a well-appointed laundry room, instantaneous gas hot water and a single garage with remote control access. Outside, the backyard is fully fenced, providing a secure and safe environment for kids to play and pets to roam freely whilst you relax with peace of mind. Whether you are a first-time home buyer, a couple, a young family, downsizing, or an astute investor, this property is a must-see. We invite you to attend our next scheduled inspection to learn how you can make it your own. PLEASE NOTE THIS PROPERTY WILL GO TO AUCTION THURSDAY, 24TH AUGUST - 14 WALES STREET, BELCONNEN AT 5:00PM

Features: Open-plan kitchen and family Floating floors in living areas Kitchen with electric cooking, dishwasher, breakfast bar and large fridge space Separate living and dining NBN FTTP3 bedrooms with built-in robes Bathroom with separate bath and shower Separate toilet Well-appointed laundry room Instantaneous gas hot water Ducted reverse cycle heating and cooling Entertaining pergola Established gardens Fully fenced backyard Single garage

Stats: Build: 1993 Block: 354sqm Living: 118.86sqm Garage: 18.33sqm EER: 4.5 UV: \$351,000 Rates: \$2,148 pa Land Tax: \$3,031 pa

Disclaimer: All information regarding this property is from sources we believe to be accurate, however we cannot guarantee its accuracy. Interested persons should make and rely on their own enquiries in relation to inclusions, figures, measurements, dimensions, layout, furniture and descriptions.