

2/15 McCulloch Street, Curtin, ACT 2605



Townhouse For Sale

Thursday, 21 December 2023

2/15 McCulloch Street, Curtin, ACT 2605

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Townhouse



Eva Bono

0415668718

Auction

What you see: Quintessential low maintenance living underpinned by a prime location where everything you need is within walking distance. Morning strolls to Red Brick Espresso for the best coffee in town or Saturdays listening to live music with a pizza in hand at Two Blind Mice. What we see: Home, with the lifestyle to match. See more: 3 bedroom residence in a boutique complex minutes from Curtin shops North/East facing living areas flooded with natural light & a leafy outlook. Quality inclusions throughout Chef's kitchen with soft close custom joinery & stone benchtops 90mm induction cooktop, double oven & externally ducted range hood Integrated dishwasher & double underslung sink Pendant lighting over large island bench Large master suite with walk-in-robe, en-suite & sheer curtains 2 additional bedrooms with built-in-ropes & mirrored sliders Main bathroom with bath, full height tiling, floating vanity & mirrored shaving cabinet 2 additional powder rooms Quality timber flooring Carpeted bedrooms Double glazed windows Zoned ducted heating and cooling Underfloor heating in bathrooms Roller blackout blinds LED Downlights Study nook European laundry with cupboards & bench Ample storage throughout Outdoor deck with views to Black Mountain Tower Double garage with internal access Rain Water Tank Established easy maintenance gardens 5 min walk to Curtin shops 3 min drive to Curtin Primary School 4 min drive to Alfred Deakin High School 6 min drive to Westfield Woden 9 min drive to Parliament House 13 min drive to Canberra City Living Lower: 117m² Living Upper: 48m² Garage: 39m² Total: 205m² Block: 454m² EER: 6.0 Built: 2019 Strata: \$745 per quarter Rates: \$3,790 per annum Land Tax: \$5,480 per annum (only applicable if rented) Rental Income Estimate: \$1,050 - \$1,150 per week Disclaimer: The above figures are approximate only. The material and information contained within this marketing is for general information purposes only. HIVE Property 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.