

**2/44 Deamer Crescent, Richardson, ACT 2905**

LUTON

**Sold House**

Friday, 11 August 2023

2/44 Deamer Crescent, Richardson, ACT 2905

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**

## Contact agent

This lovely three-bedroom home offers a comfortable lifestyle and is a fabulous opportunity for first-home buyers, downsizers, or investors. With proximity to local schools, and a short drive to both Chisholm, Calwell, and Southpoint shopping Centres. Presenting with an attractive design, some features of this lovely home include separate living areas, good-sized bedrooms with built-in wardrobes, and a neat and functional kitchen with ample storage space. Other attractive and important features of this lovely property are an easy-care garden and an enclosed backyard suitable for children and pets, a rear deck where you can take in the lovely views of the Brindabellas, and an oversized double garage. An inspection of this property is highly recommended as it will not stay on the market long. Features: • Corner Deamer Cres and Mary MacKillop Place • Excellent location • Double garage • Ducted reverse cycle air conditioning • Ceiling fans throughout the house • Separate living areas • Attractive design • Dual occupancy situated at the front of the block • Ideal first home, investment, or downsizer • EER: 3.5 Stars • Rates: \$625 per quarter • UV: \$430,200 • Land size: 580m<sup>2</sup> approx.