

# 2/7 Broinowski Place, Isaacs, ACT 2607

LUTON

## Sold House

Sunday, 8 October 2023

2/7 Broinowski Place, Isaacs, ACT 2607

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 900 m2

Type: House



Sophie Luton  
0261763425



Richard Luton  
0261763425

## Contact agent

Stunning light-filled home offering an enviable lifestyle in a pristine garden setting near the walking trails of Isaacs Ridge. Offering a much sought-after northerly aspect and two large family/living spaces with outdoor areas that lead into the well-maintained garden, make this property an entertainer's delight. This home comes with quality features and fittings, ample storage, and internal access to a spacious double garage. The three large bedrooms have built-in wardrobes and an additional study/bedroom provides a quiet retreat looking out onto an inviting covered patio. Easy access to public transport, a short walk to Isaacs shops and Isaacs Ridge. Woden Town Centre, Canberra Hospital and Mawson Southlands Shopping Centre are all just a short drive away. Nestled within established beautiful gardens, this is a tranquil and private retreat which is ideal for down sizers, professionals or as a comfortable family home.

**Features:** Split level light filled home  
In a peaceful location near Isaacs Ridge  
Close to walking trails  
Northerly aspect to the rear  
Beautiful easy care established gardens  
Formal entrance way with double doors  
Formal lounge and dining room with raked timber ceiling  
Open plan family room with kitchen as the central hub of the home  
Kitchen with stainless steel appliances including gas cooktop, electric oven and dishwasher  
Living room opening onto side entertainment terrace and back garden  
Segregated master bedroom with garden outlook, sliding door access to courtyard, walk through robe and ensuite with spa bath  
Study/bedroom four  
Bedroom two and three with built-in robes  
Main bathroom with separate toilet  
Ducted gas heating  
Ducted evaporative cooling  
Ducted vacuum system  
Gas instant hot water  
Separate laundry with side access to clothesline  
Double garage with automatic door, internal access and large ceiling storage  
Beautiful gardens with many places to sit and enjoy an array of fruit trees including Nashi Pear, Apricot, Plum, Fig, Persimmon, Lemon and thornless Blackberry.  
Garden shed  
Gas outlet on terrace for BBQ  
In-ground automatic watering system  
Block size: 880m<sup>2</sup> approx  
EER: 2.5  
Living area: 220m<sup>2</sup> approx  
Rates: \$4695.45 P/A approx  
Body corporate: \$3,647.38 P/A approx