

# 2 Alder Close, Jerrabomberra, NSW 2619



## House For Sale

Friday, 1 December 2023

2 Alder Close, Jerrabomberra, NSW 2619

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 670 m2

Type: House



Dan McAlpine  
0401005282



Will Peterson  
0481571404

**\$1,175,000 - \$1,250,000**

Tightly held by the current owners for 2 decades, this centrally located and loving updated family home is the perfect setting to immerse your family into the tight-knit community of Jerrabomberra, surrounded by quality homes, schooling, reserves, and the established local shops that make this locale one of the most highly sought-after in the Canberra region. The home offers quality and versatile living, with both open plan living/dining as well as family/meals spaces, both opening out to an expansive alfresco entertaining deck, with an enclosed front courtyard offering either additional living, or a private creative space. The kitchen is at the heart of the home and keeps the home cook well connected to family and friends whilst entertaining, enjoying the amenity of 40mm stone benchtops, large breakfast bar, gas hob, walk-in pantry, dishwasher, and a glass splashback. Accommodation is also generous in proportions, with a main suite boasting a walk-in robe, ensuite and private courtyard access, as well as three additional bedrooms, all with built-in robes. Both the ensuite and main bathroom are finished to a high standard, with floating timber vanities, frameless showers, and quality black tapware, with the main also enjoying a large bathtub, and a separate toilet adding even more convenience. A double lock up garage and huge internal laundry round out this stylish and spacious family residence, set amongst established landscaped grounds with an enviable north to the rear access, and ready to welcome you and your family to the 'Jerra' lifestyle.\* 4-bedroom, 2-bathroom and 2-car lock up garage on 670 sqm parcel of land\* Spacious sunken open plan living/dining and additional family/ meals spaces, both opening out to rear alfresco entertaining deck + additional enclosed front courtyard perfect as an additional living area\* Central kitchen with stone benchtops, breakfast bar, gas hob, walk-in pantry, dishwasher, and glass splashback\* Main suite with walk in robe and quality ensuite, complete with floor to ceiling tiling, floating timber vanity and oversized shower with recessed shelving + 3 additional bedrooms, all with built-in robes\* Main bathroom with bathtub, frameless shower, floating timber vanity and stylish black tapware + convenient separate toilet\* Ducted gas heating, ducted evaporative cooling, split system in family room\* Double remote-control lock-up garage\* Large internal laundry with plenty of additional storage Whilst all care has been taken to ensure accuracy in the preparation of the particulars herein, no warranty can be given, and interested parties must rely on their own enquiries. This business is independently owned and operated by Belle Property Queanbeyan. ABN 57628148121 trading as Belle Property Queanbeyan.