

# 2 Bews Place, Bonython, ACT 2905

## House For Sale

Saturday, 25 November 2023



2 Bews Place, Bonython, ACT 2905

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 120 m2**

**Type: House**



Lisa Silberberg

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## **Auction 15/12/2023**

First home buyers, downsizers and astute investors will enjoy coming home to this freshly painted, light and bright 3-bedroom home in a tightly held, highly sought-after, quiet pocket of Bonython. Meander past the maple and olive trees and step inside as the feelings of being home takes over. The large lounge room is basking in natural light and overlooks raised garden beds at the front of the home. The heart of the home is the galley kitchen, complete with combination gas cooktop and electric oven, dual pantry, ample storage space, and a large breakfast bar. The kitchen overlooks the open-plan living and dining area, which flows seamlessly out to the covered alfresco area - the perfect spot for summer barbecues and entertaining guests. The three bedrooms are separated from the main living room and are generously sized and feature plenty of natural light, creating a warm and inviting atmosphere. Two include built-in robes and the additional storage is made available within the linen closet. The quaint backyard offers a private retreat for outdoor gatherings, gardening, harvesting, or simply basking in the sunlight. Create unforgettable memories with friends and family in this inviting space. Commuting to work or exploring nearby is a breeze, thanks to its convenient access to major roads and highways. Public transportation that includes immediate access to major business hubs is available nearby. Allow your first home, downsize or investment dreams to become a reality at 2 Bews Place, Bonython. Private inspections are most welcome and can be arranged by simply reaching out to Lisa Silberberg on 0416227666.

**The Perks:**

- Lounge room, dining and meals
- 3 bedrooms, with robes
- Single carport and plenty of parking
- Flat, level corner block
- Covered outdoor entertaining area
- Freshly painted with neutral colour theme
- Ducted gas heating
- Evaporative cooling
- Gas cooktop, electric oven + dishwasher
- Full pantry, overhead and under bench storage and breakfast bar
- Surrounded by quality homes
- Close to quality schooling
- Easy access to main arterial roads
- Access to main business districts with close public transport

**The Numbers:**

- House 120m<sup>2</sup>
- Carport 18m<sup>2</sup>
- Land Tax: \$4232 per annum approx (if rented)
- Rates: \$2627 per annum approx
- EER 1.5