

2 Messenger Street, Holt, ACT 2615



House For Sale

Thursday, 14 March 2024

2 Messenger Street, Holt, ACT 2615

Bedrooms: 4

Bathrooms: 2

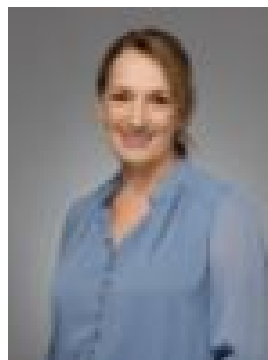
Parkings: 2

Area: 1065 m2

Type: House



Matt Sebbens
0402064504



Naomi Sachs
0261473396

Auction

Step into this inviting property and be welcomed by a flourishing native garden, setting the tone for a serene living experience. Situated on a generous 1,065 m² block, this home is tailor-made for the needs of a growing family. The expansive living room, adorned with floor-to-ceiling windows, floods the space with natural light, while a cleverly placed wall divides the two living areas. Adjacent to these spaces, discover a thoughtfully designed kitchen equipped with top-notch stainless steel appliances, offering ample space for family cooking adventures. All bedrooms are generously proportioned, with the master bedroom featuring an ensuite, while the remaining three bedrooms share access to a sleek and contemporary bathroom, adding a timeless touch to the home. Conveniently situated near Kippax Centre, residents have easy access to local amenities, public transportation, Magpies Belconnen Golf Club, and reputable schools. With numerous commercial centres, cafes, and restaurants in close proximity, this property offers the ideal blend of tranquillity and convenience for modern family living.

Features
Open plan living
Modern kitchen with gas stovetop
Main bedroom with renovated ensuite
3 bedrooms sharing the family bathroom
Rear deck with patio, ideal for entertaining
Front veranda and sunny deck
Native landscaped gardens
8.2kw solar system (8 months old)
Ducted gas heating and evaporative cooling
Double carport and garden shed
Opposite Burns Golf Club
Living size: 143m²
Carport size: 38.29m²
Land size: 1065m²
Year built: 1972
Rates: \$3,064 (approx 2023)
Land tax: \$5,167 (approx 2023)
UV: \$542,000 (approx 2023)