

21 Rymill Place, Mawson, ACT 2607



House For Sale

Friday, 2 February 2024

21 Rymill Place, Mawson, ACT 2607

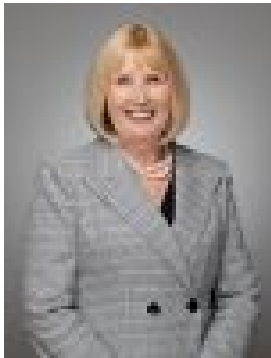
Bedrooms: 3

Bathrooms: 2

Parkings: 3

Area: 447 m2

Type: House



Christine Bassingthwaight
0262952433

Offers over \$900,000

21 Rymill Place, Mawson, a meticulously crafted three-bedroom home with a separate title, nestled at the peaceful culmination of a serene street. This charming residence beckons young families, first-time home buyers, young executives and downsizers with its tranquil location, offering two levels of inviting living spaces, a private rear courtyard, and seamless access to essential amenities. Step into a welcoming living room that effortlessly connects to the dining room and kitchen, forming the heart of this well-designed home. The living room offers a splendid view of the front cottage garden. A warm ambiance prevails, perfect for intimate gatherings with loved ones or entertaining friends. The well-appointed kitchen, featuring a walk-in pantry, caters to your culinary needs. This area flows to a covered outdoor entertaining area including a built in bar and natural gas connection for the barbeque. The home's upper floor provides three comfortable bedrooms which are havens for rest and rejuvenation, adaptable to the dynamics of your growing family or versatile enough to serve as dedicated work-from-home spaces. Enjoy the flexibility to shape these rooms according to your unique lifestyle needs. Off the bedrooms is a balcony the width of the entire home, with views to Isaac Pines. The upstairs bathrooms and separate toilet have been recently renovated to a high standard and contain all modern conveniences. Situated in a quiet locale near Mawson Primary School, this property's appeal is elevated by its harmonious balance between tranquillity and convenience. Revel in the serenity of the neighbourhood while being just a short drive away from Mawson Shops, Westfield Woden Plaza, Canberra Hospital, and accessible public transport. An exceptional opportunity awaits first-time home buyers, young executives, downsizers, investors seeking a promising property, or interstate buyers aiming to secure a home in a coveted suburb. Don't let this chance slip away to make this remarkable three-bedroom townhouse your own. Features include: Built in 1971 Separate title (no body corporate) Double brick free-standing home Balcony with scenic northeast views Paved courtyard with inbuilt bar and established gardens Evaporative cooling, split system reverse cycle air conditioning, plus gas fireplace to lounge area. Recently renovated bathroom, ensuite and separate toilet. New carpet throughout Garage with large storage area, adjoining separate laundry, with toilet Single carport Back to base alarm system Rear-lane access to schools, shops and parks Outdoor entertaining area Established private gardens. Nestled at the end of a quiet street. Proximity to Mawson Primary School and Mawson shops minutes to Canberra Hospital and Westfield Woden House size: 126 sqm Land size: 446 sqm Rates \$3,425.00 pa. UVC \$599,000