

22 Blowering Street, Duffy, ACT 2611

House For Sale

Thursday, 16 November 2023



22 Blowering Street, Duffy, ACT 2611

Bedrooms: 2

Bathrooms: 1

Parkings: 2

Type: House



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AUCTION

Step inside this beautifully presented home and you will immediately appreciate the sunny aspect, open floorplan and modern décor throughout. Ideal for those looking to establish themselves in this well-regarded suburb with excellent potential to expand as your family does. For those looking to downsize but still like their outdoor space, this is a rare offering indeed. The large deck provides a wonderful extension to inside living and overlooks the neat, low maintenance gardens and raised veggie garden beds. Featuring an impressive kitchen with extensive bench space and a walk-in pantry, ideal for cooks and entertainers alike - while the open plan living provides the perfect balance of space and style. Plenty of storage on offer with a large dedicated storage room, garden shed and double carport with an additional storage shed. Rounding out this terrific offering is excellent off-street parking suitable for a caravan, trailer and/or work vehicle. Instantly appealing and sure to impress those looking to move straight in and escape the ordinary.

HIGHLIGHTS:-contemporary styling throughout-entertainer's kitchen with breakfast bar and walk-in pantry-sparkling bathroom with separate bath and shower-powder room-ducted gas heating-evaporative cooling-gas fireplace-large entertaining deck-neat, low maintenance gardens -raised veggie garden beds-alarm system-double carport-garden sheds-large separate storage room-Colorbond fencing-excellent off-street parking for caravan or work vehicle

PROXIMITY TO:-Duffy Primary School-St Judes Primary School-Canberra Montessori School-Orana Steiner School-Duffy shops with new playground-Duffy Dog Park-Coleman Court Shopping Centre-Bus routes for public and private schools and Rapid 7 services-Stromlo Forest Park Recreation facility-Stromlo Leisure Centre

ADDITIONAL INFORMATION:-Block: 25 Section: 19-UV: \$726,000-Living area: 92.7m²-Block size: 748m²-Year Built: 1971-Land Rates: \$3,616-Land Tax: \$6,350*Please note: The floor plans and aerial photographs with any highlighted boundaries provided on this website may not be entirely accurate and are not necessarily to scale. They are intended as a guide only and must not be relied upon. In addition, the property information provided has been obtained from sources we deem to be reliable, however, Michael Potter Real Estate cannot guarantee its accuracy and persons should rely on their own due diligence.