

22 Meldrum Street, Weston, ACT 2611



House For Sale

Friday, 1 March 2024

22 Meldrum Street, Weston, ACT 2611

Bedrooms: 3

Bathrooms: 1

Area: 694 m2

Type: House



Jane Macken
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Auction

Auction Location: On-Site This is a home to love as it has been for many years. Ideal for first home buyers, families and those with a vision, 22 Meldrum Street Weston can be your picture-perfect ending. This three bedroom, one bathroom home is the most well-cared for original home you will ever see. It is in pristine, move in ready condition for you to either enjoy whilst planning your renovations or simply live in and love for its timeless charm. The perfect family location so loved by those in Weston Creek, set back from the road, on a quiet loop street with green space on either end and a backdrop of the mountains. Stepping inside, you are welcomed into the practical L shaped living and dining area, seeped in natural light. This space leads to the kitchen with ease, well maintained and offering electric cooking, oven and plenty of bench and storage space. Indoor/outdoor flow is perfected as this area overlooks the backyard and surrounding landscapes. Accommodation consists of three large bedrooms, two with built-in robes. The bathroom includes a bath, shower and separate WC for convenience. The outdoors is a blank canvas, with flat grassed areas for the children or pets to enjoy and a deck for alfresco entertaining. Additional features include a R/C heating and cooling unit, garden shed and spacious separate laundry. This superb location is an easy walk to local schools, Cooleman Court and the nature offerings of Weston Creek and surrounds with easy access to the Tuggeranong Parkway. - Single level family home on flat block - Incredibly well cared for - Open plan living and dining - Kitchen with electric cooking, great bench and storage space - Main bathroom with bath, shower and separate WC - Spacious flat block with lawn Land size: 694m² Living size: 98m² living Land value: \$669,000 (2023) Rates: \$3,429 p.a. (approx.) Land tax: \$5,949 p.a. (approx.) Construction: Ex-Gov residence circa 1970 (approx.) EER: 1.0 Star