

**23 Brennan Street, Hackett, ACT 2602**

LUTON

**House For Sale**

Thursday, 30 May 2024

23 Brennan Street, Hackett, ACT 2602

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 3**

**Area: 973 m2**

**Type: House**



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## Auction

Overlooking parkland in the heart of one of Canberra's most desirable suburbs, this architectural masterpiece combines one of Hackett's largest homes with an ultra-low maintenance lifestyle. The impeccable design, attention to detail and high-end finishes are the work of renowned Canberra architect Tony Trobe from TT Architecture and combine to give a truly luxurious feel and a versatile design perfect for families of all ages. Upon entry you are greeted with a gorgeously appointed open plan living, dining and kitchen area finished with timber flooring, high ceilings and floor to ceiling windows filling the home with light. The private lounge room is at the front of the home, again full of natural light and greenery. The modern designer kitchen offers large island marble bench with waterfall edges, marble splashback, fully integrated dishwasher, and quality Asko appliances including 900mm cook top and two ovens. Entertaining was carefully considered in the design of this home with three separate living areas and the open plan kitchen/dining/living opening via full length bifold doors to the alfresco deck and pool. The luxurious master suite is conveniently located on the ground floor and feels like a true retreat with a private enclosed patio, a beautiful ensuite and dual walk-in robes. Upstairs you will find 3 generously sized bedrooms all with large built-in robes, serviced by the main bathroom with freestanding bath and separate toilet. The designer bathrooms are all superbly finished with floor to ceiling tiles, custom wall-hung vanity units, stone benchtops, and quality tapware. The luxury and space extend downstairs where an enormous rumpus room would be perfect as a media or gym room, offering so many possibilities. Also downstairs, another bathroom, cellar and the huge 3 car garage with ample storage complete this offering. Outside, this idyllic residence offers something for all to enjoy including easy-care landscaped gardens, an entertainment terrace, and of course the glistening mineral plunge pool. The prime location overlooking Brennan Park offers so many options for kids to play including a playground and half size basketball court. You can be preparing a meal inside whilst watching them play outside; all the benefits of the outdoors without the hassle of mowing or watering your own lawns. 23 Brennan Street is a perfect home for families of all ages, close to Mt Majura, Mt Ainslie, Dickson shopping precinct and less than a 5-minute drive to the city. There are great public and private schools in the area. You will be proud to call this home.

**Standout Features:** 4 large bedrooms Parents retreat with his/her walk-in robes, ensuite, private patio Three living areas, three bathrooms, three car garage Open plan kitchen, dining and family Huge rumpus room (great for gym, media room, home office) Cellar and abundant storage Designer kitchen with European appliances, architectural tapware, marble benchtops and backsplash High ceilings throughout Laundry with custom joinery with great storage Private alfresco area with timber deck and mineral plunge pool Commercial grade ducted heating and cooling (every room can be individually zoned) High-end double-glazed windows and doors Hard wood timber floors on first level Carpets on top level Blinds throughout Opposite Brennan Park Close to Mt Ainslie and Mt Majura Nature Reserves Brand new build

**Statistics:** Upstairs living size: 208.77m<sup>2</sup> Lower-level size: 62.79m<sup>2</sup> Garage size: 61.69m<sup>2</sup> Alfresco area: 45.6m<sup>2</sup> TOTAL AREA: 378.85 m<sup>2</sup> Land size: 973m<sup>2</sup> EER: 6.3 stars