

# 24/41 Lawrenson Circuit, Jacka, ACT 2914



## Townhouse For Sale

Tuesday, 2 April 2024

24/41 Lawrenson Circuit, Jacka, ACT 2914

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Area: 95 m2

Type: Townhouse



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**\$549,000+**

Whether you're a first-time buyer, downsizer, or investor, this two-bedroom ensuite townhouse with contemporary design and finishes presents a great opportunity. Relax and unwind in two generously sized bedrooms, each with its own bathroom, providing ultimate privacy and convenience. Channel your inner chef in the functional kitchen equipped with modern appliances, ample storage space, and stone benchtops, making meal preparation a breeze. Entertain guests or simply enjoy family time in the light-filled open-plan living area, seamlessly flowing out to a new deck and private courtyard. You can also say goodbye to endless weekends spent on yard work, as this townhouse offers low-maintenance, easy-care gardens. Nestled in the heart of Jacka, you'll enjoy easy access to local amenities, schools, parks, and public transport. Don't miss out on the chance to make this fantastic townhouse your own. - Freshly painted throughout - New lights throughout - New hybrid flooring to living area - New timber deck - House: 95.9m<sup>2</sup> - Built: 2016  
Cost breakdown  
Rates: \$506 p.q Body Corporate: \$632.35 p.q Land Tax (only if rented): \$641.48 p.q Potential rental return: \$550 - \$580 p.w  
This information has been obtained from reliable sources however, we cannot guarantee its complete accuracy, so we recommend that you also conduct your own enquiries to verify the details contained herein.