

# 25 Broad Place, Kambah, ACT 2902

## House For Sale

Thursday, 11 April 2024



25 Broad Place, Kambah, ACT 2902

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 811 m2**

**Type: House**



Paul Laughton

0262931033

**\$980,000**

Ideal family home in a great location! Close to schools, shops, public transport, medical centre with Westfield Woden and centre point Tuggeranong within a short drive. Updated four-bedroom home with a large double-door entry, generously sized lounge with tiled floors and air conditioning, and a kitchen any chef would feel at home in, featuring 900mm gas cooktops and an under-bench oven. There are plenty of cupboards and drawers for storage, along with ample counter space. The kitchen is centrally located, open-plan, and adjacent to a generously sized dining and family room, ensuring the cook is never isolated. Four ideally sized bedrooms, with the master room boasting a walk-through dressing room leading to a comfortably sized updated ensuite. Bedroom two is very generous in size, offering a built-in robe. Bedroom three is also of a great size. Bedroom four is located off the family room, ideal for a teenager, and is a very large room, also boasting a built-in robe. Stunning updated main bathroom with a skylight, walk-in shower, separate bath, and floor-to-ceiling tiles. All kept comfortable with ducted heating, RC/AC, and air conditioning in the lounge room. All located on a large 811m<sup>2</sup> enclosed block with established gardens, multiple decks to the rear and side of the property, making entertaining a pleasure. Indoor-outdoor living comes together seamlessly. Please contact Paul Laughton on 0413 453 489 or email [pl@hodgkinsonrealestate.com.au](mailto:pl@hodgkinsonrealestate.com.au) for more information and viewing times. Features : • 811m<sup>2</sup> flat block in an ideal location. • Four generous sized rooms • Separate living area • Master with dressing room and ensuite • Updated bathrooms and kitchen • Multiple decks for entertaining • RC/AC • Ducted heating • Double garage • EER 2.0 If you are looking for a family home? Make this property a must see! You will be impressed!