

25 Dalman Crescent, O'Malley, ACT 2606

CIVIUM

House For Sale

Friday, 3 November 2023

25 Dalman Crescent, O'Malley, ACT 2606

Bedrooms: 7

Bathrooms: 5

Parkings: 6

Area: 2097 m2

Type: House



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Expressions of Interest Closing 06/12/23

A stunning home that offers the pinnacle of luxury living in Canberra. Situated in the prestigious suburb of O'Malley, this remarkable house is a true gem waiting to be discovered. As you step inside, you'll be greeted by a grand double-storey entrance that sets the tone for the elegance and sophistication found throughout the home. The formal living and dining areas create a unique and stunning space for entertaining guests. The informal living areas are located towards the rear of the house allowing them to capture the amazing elevated views over the Woden Valley. The kitchen is a chef's delight, featuring high-end appliances, walk-in pantry, and a large wrap around bench that invites gatherings and culinary adventures. It is the centre-point of the house connecting all your living areas and looking over the balcony allowing you to easily service every room. Boasting an impressive seven bedrooms and five bathrooms, this home offers an abundance of space and comfort for the entire family. Each bedroom is generously sized and segregated from the living areas, ensuring everyone has their own private sanctuary. The main bathroom is beautifully designed, with a spa bath, modern fixtures and finishes. The four remaining bathrooms are private ensuites allowing everyone their own private space. The garage is a car enthusiast's dream, with enough room to accommodate up to six vehicles. Whether you have a growing car collection or simply need space for your family's vehicles, this property has you covered. Plenty of underground storage comes off the garage with space for a work shop and wine cellar, what more could you ask for? The outdoor area positioned on a generous 2097m² parcel of land is equally impressive, with a spacious backyard offering amazing views with beautifully landscape gardens and a pool to enjoy on a hot summer's day. Located in the sought-after suburb of O'Malley, this property offers convenience, surrounded by lush greenery and stunning views, you'll feel a world away from the hustle and bustle of city life. Yet, with easy access to major roads and amenities, you'll never be far from everything you need.

FEATURES- Master Bedroom with stunning ensuite and WIR- 7 spacious Bedrooms, 4 with ensuites - Enormous luxury living room- Formal Dining room- Stunning elevated position with far reaching views - Oversized open kitchen- Chandelier over stairway- Established landscape gardens - Inground solar heated pool- Ducted reversed cycled Heating/Cooling- Double glazed windows- Multiple under house storage spaces- 6 car garage- Circular driveway- Central positioning - Built by award winning Canberra builder Classic Constructions- Internal Living space: 544sqm - Total build area: 688sqm - Block Size: 2098sqm - UCV: \$1,810,000- Land Tax: \$3,929pq approx- Rates: \$2,011pq approx - EER: 5

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