

25 Overflow Street, Lawson, ACT 2617



Townhouse For Rent

Wednesday, 12 June 2024

25 Overflow Street, Lawson, ACT 2617

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Townhouse



Matthew Findley
0261736300

\$700 per week

PLEASE CLICK 'BOOK INSPECTION' TO REGISTER & BE NOTIFIED OF UPCOMING INSPECTIONS

This three-bedroom townhouse in Lawson is positioned perfectly being in close proximity to Belconnen Town Centre, University of Canberra, Radford College, the AIS, Calvary Hospital and UC Hospital. This well presented, modern townhouse has a floor plan perfect for all. Entertaining family and friends is easy with the open plan kitchen and living area which opens out to the front courtyard that brings additional light throughout the living space. The kitchen is any home cooks dream, with quality appliances including gas stove top and island bench. Upstairs you will find the landing with enough room for a large desk to work from home or use as a second living area. On this level there are three generously sized bedrooms all with built in storage and the master featuring an ensuite with a double vanity. Bedroom 2 and 3 have access to the large balcony overlooking the rear of the property. On this level you will also find the spacious main bathroom which services bedrooms 2 and 3. Additional features of this home include ducted heating and cooling throughout for year-round comfort. Features of the property include:- Three bedroom Townhouse- Bedrooms with built in robes and access to balcony- Two living areas set over separate floors- Modern kitchen with stone benchtops and quality appliances and gas cooktop- Spacious main bathroom with bath & shower- Double garage with internal access- Ducted heating and cooling for year-round comfort- Access to street through private courtyard- In close proximity to Belconnen Town Centre, Schools, Hospitals & public transport

Available: 25th July 2024

PETS: Please be aware that at all stages of tenancy this property requires consent to be sought from the lessor for the keeping of any pets at the premises. Consent must be provided before any pets are at the premises

VITAL INFORMATION: The property is unfurnished

Please note you may be required to remove your shoes prior to inspecting the property

If no Energy Rating is displayed for this property, EER is unknown

The property complies with the minimum ceiling insulation standard

WISH TO INSPECT: 1. Click on "BOOK INSPECTION" if this listing does not have the "BOOK INSPECTION" button please go to raywhitecanberra.com.au website and register 2. Register to join an existing inspection, if no time is offered or if the time does not suit, please register and we will contact you once access is arranged 3. If you do not register, we cannot notify you of any time changes, cancellations or further inspection times

RENT INFORMATION: 1. Rent is collected fortnightly unless otherwise nominated for a longer period 2. Bond required is equal to 4 weeks rent

DISCLAIMER: All information regarding this property is from sources we believe to be accurate, however we cannot guarantee its accuracy. Interested persons should make and rely on their own enquiries in relation to inclusions, figures, measurements, dimensions, layout, furniture and descriptions.