

26 Fairfield Street, Crace, ACT 2911



House For Rent

Wednesday, 10 April 2024

26 Fairfield Street, Crace, ACT 2911

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: House



Brittinee Smith

0420624754

\$680 per week

PLEASE CLICK 'BOOK INSPECTION' TO REGISTER & BE NOTIFIED OF UPCOMING INSPECTIONS Don't miss the opportunity to live in Crace in this stylish 3-bedroom terrace home! Boasting a mix of low maintenance lifestyle, quality inclusions and light-filled living whilst being located in arguably Canberra's best-kept gem, Crace. Upon entry, you will find the sun-drenched open plan living area with direct access to the front and rear courtyard. This is truly the heart of the home. The modern kitchen overlooks the open plan living area with views to the private rear courtyard and features stone benchtops, stainless steel appliances, gas hot plates and a dishwasher. There is an added bonus of a powder room downstairs (perfect option for guests) and a separate laundry. Upstairs are the three generous bedrooms plus a study nook area. The large master bedroom is particularly impressive with a full wall of storage, ensuite, and a front-facing private balcony. The spacious main bathroom features a separate bath for you to relax and enjoy! The property boasts a lush fully-landscaped garden and the easy-care rear courtyard has been designed for low maintenance living. The large paved area is perfect for outdoor entertaining or relaxing in the fresh Canberra air. This quality home also has the added benefit of an oversized double garage with side storage and access from the rear laneway. Ideally located in the popular Fairfield Street in Crace, this property is located within a 2-minute walk to the Crace Shops which has a Supabarn, a hairdresser, a gym and the popular District Café & Bar plus easy access to public transport with a direct bus route to the City. Crace is undoubtedly Gungahlin's best suburb being located close to the Gungahlin Town Centre and easy access to the Barton Highway and the Gungahlin Drive Extension connecting Gungahlin to the rest of Canberra. Features of the home include; 3 bedroom 2 storey townhouse Large master bedroom with balcony and ensuite Reverse cycle air conditioning to lower level in addition to ceiling fans and Nobo electric wall-heaters (both levels) Tiled open plan living area Modern kitchen with dishwasher, stone benchtops & gas cooktop Built-in robes to all bedrooms Separate laundry with powder room Study nook Double garage with remote Established and easy maintenance garden North-facing end position Optimal location Available: 1st May 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.