

26A Eggleston Crescent, Chifley, ACT 2606

House For Sale

Tuesday, 5 December 2023

26A Eggleston Crescent, Chifley, ACT 2606

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 134 m2

Type: House



Brett Hayman
0411414624



Martin Faux
0421593602

\$1,150,000+

If you are looking to downsize, look no further than this exceptional and spacious 134sqm (approx) dual occupancy. Well located in the central and popular suburb of Chifley, the stylish architect-designed single level dual occupancy is a rare offering to the market. Featuring clean lines, natural light and a beautiful leafy outlook from all rooms. The open plan living comprises north facing family / meals area which overlooks the private outdoor entertaining courtyard area and connects beautifully with updated kitchen. Accommodation includes three generous bedrooms, with the master having an oversize ensuite and an immense home office with external door. Easy care, professionally landscaped and secure gardens with vegie patch, and rain water tank surround the home. Other features include naturally shaded alfresco entertaining area, double garage with auto door, modern bathroom, ducted gas heating and evaporative cooling throughout. Within a short stroll of Chifley shops, playing fields, walking trails, this property is handy to Woden and Civic centres and the Parliamentary triangle. A very rare opportunity!

Complex of two (front one) Single level living New carpets throughout Freshly painted inside and out North facing living areas Ducted gas heating throughout Ducted Evaporative cooling Double garage with auto door Solar panels installed for electricity Open plan kitchen Large master bedroom with ensuite bathroom Two other bedrooms have built in robes Modern bathroom Immense study / hobby room with separate entry Separate laundry Outdoor entertaining area with shade sail Easy care gardens Quality fixtures and fittings throughout Rates: \$3,545 pa Land tax : \$5,021 pa EER: 4.5 Living: 134sqm