

27 Alice Crist Street, Franklin, ACT 2913

CARTER + CO

House For Sale

Thursday, 30 May 2024

27 Alice Crist Street, Franklin, ACT 2913

Bedrooms: 3

Bathrooms: 1

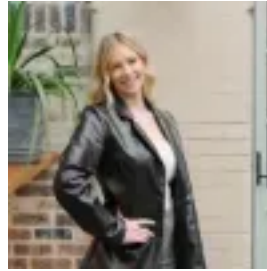
Parkings: 1

Area: 336 m2

Type: House



James Carter And Nik Brozinic
0261763443



Frances Junakovic
0261763443

Auction

This property will be going to auction at 6pm 19th June 2024 unless sold prior. Auction buyer guide starting at \$700,000

The Features You Want To Know.+ Stunning Three bedrooms, One Bathroom home+ Open-plan living and dining+ Split System in Dining Room+ Large and modern kitchen with quality appliances, island bench top and ample storage.+ Four Burner Gas Cooktop, LG dishwasher, BOSCH Oven+ Plush carpeting throughout the three bedrooms+ Ceiling fans in all three bedrooms + Generous built-in wardrobes+ Separate Laundry + Easy low maintenance front and rear yard+ Secure Garage with internal and external access

The Location.+ 3 Minutes to Woolworths Franklin+ 4 Minutes to Harrison Public School + 5 Minutes to Gungahlin Market Place+ 5 Minutes to Gungahlin College+ 14 Minutes to Calvary Bruce Private Hospital

Why You Want To Live Here.Welcome to your new home sweet home! Nestled in a serene neighborhood, this stunning property boasts three bedrooms and one bathroom, offering cozy comfort and modern living all in one. Step inside to discover the spacious open-plan layout, seamlessly integrating the living and dining areas, perfect for both relaxation and entertainment. Prepare culinary delights in the large and modern kitchen, equipped with quality appliances including a four-burner gas cooktop, LG dishwasher, and BOSCH oven. The island benchtop provides ample space for meal prep, while abundant storage caters to all your kitchen needs. Indulge in the epitome of comfort with each of the three bedrooms, where plush carpeting creates a soft, inviting atmosphere. All bedrooms are fitted with generous built-in wardrobes, offering ample space to organize and store your belongings, along with Ceiling fans gently circulating the air, providing a soothing ambiance for restful nights and rejuvenating mornings. Convenience meets functionality with a separate laundry area, making household chores a breeze. Rest easy knowing your vehicle is secure in the lock-up garage, complete with both internal and external access for added convenience and peace of mind. Experience the epitome of modern living with this meticulously designed property, where comfort, convenience, and style harmonize seamlessly. Don't miss out on the opportunity to make this your forever home!

The Stats You Need to Know!+ Block: 9+ Section: 108+ EER: 4.5+ Block Size: 336m² (approx.)+ Internal Living: 108m² (approx.)+ Garage: 23m² (approx.)+ Rates: \$2,637 per annum. (approx.)+ Land Tax: \$4,177 per annum. (approx.) *only payable if rented+ Heating and cooling: Ducted Gas Heating and Split System+ Rental Estimate: \$610-\$630 per week