

27 Junee Street, Crace, ACT 2911

hugo.
canberra

Sold House

Saturday, 2 September 2023

27 Junee Street, Crace, ACT 2911

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 601 m2

Type: House



Hugo Mendez

Contact agent

Auction to be held on Wednesday 27th September 2023 at 6:00pm on site. Nestled in the heart of Crace, 27 Junee Street presents a rare opportunity to own a truly exceptional property. Boasting four spacious bedrooms with the potential to convert the rumpus into a fifth bedroom, this architecturally designed residence offers a lavish and comfortable lifestyle. With over 300sqm of living space, excluding the expansive 50sqm garage with convenient drive-through access, this home provides ample room for family and entertainment. High-quality inclusions are evident throughout, including underfloor heating, ducted reverse cycle heating and cooling, and energy-efficient features such as solar panels and double glazing. The upper floor not only offers breathtaking views but also the luxury of oversized bathtubs in both the ensuite and main bathroom for relaxation. A feature staircase with spotted gum flooring adds a touch of elegance, while the grand entrance with glass panels creates a captivating first impression. Meticulously designed with the modern family in mind, this property seamlessly blends style and comfort. From the exquisite finishes to the thoughtfully designed spaces, every aspect of 27 Junee Street exudes sophistication. Experience the epitome of luxurious living in Crace. Arrange a viewing to witness firsthand the unmatched craftsmanship and attention to detail that define this remarkable residence.

Architecturally designed family home with a vast range of high-quality features throughout. Grand and welcoming door entry. Expansive living room with built in storage and fireplace. Dining room off the living space with storage space for coffee and other beverages. Separate theatre room, perfect for relaxing after work and watching a movie or your favourite tv show. Rumpus room or parents retreat with the potential to convert to a fifth bedroom. Built in study with custom cabinetry and storage, perfect for a work from home setup. LED downlights throughout with pendant lighting in the kitchen and entry. Stunning kitchen, custom built with quality Miele appliances including oven, steam oven, induction cooktop, Zip HydroTap, integrated dishwasher and integrated microwave. Kitchen also features breakfast bar seating, soft closing drawers and a walk-in pantry with sensor light. All windows and sliding doors double glazed, excluding laundry door. Underfloor hydronic heating throughout the lower-level. Laundry room with plenty of bench and storage space plus extra toilet and access to the backyard. Beautiful spotted gum flooring throughout the staircase and upper level, including all bedrooms. Custom built robes and cabinetry in all the bedrooms, including walk-in robe in the master bedroom. Radiator heaters in all the bedrooms. Lower-level bathroom with shower, vanity and toilet. Ensuite with separate shower and bathtub plus double vanity and heated towel rail. Main bathroom with separate shower and bathtub plus vanity and heated towel rail. Bathrooms finished with neutral tones, floor to ceiling tiles, custom made vanities with storage and stone benchtops. High quality window treatments including roller blinds and roman blinds. 6.6kW solar panels to reduce electricity bills. Ducted reverse cycle heating and cooling throughout. Two continuous gas hot water systems. 3000L rainwater tank. Gas and water connections in the alfresco area. Security camera, located at the entrance. Security alarm system with touchpad. Built in speakers throughout. 50sqm, double garage with remote and internal access plus drive through access at the rear of the garage. Extra built-in storage in the garage. Two separate side gate entries. Covered alfresco with BBQ area, ceiling fan and LED downlights, the perfect place for entertaining and relaxing. ModWood decking leading to spa bath. Enclosed and low maintenance backyard with an automatic watering system. Very close to Crace shops, Palmerston Shops and the Gungahlin Town Centre. A short distance to Crace Early Learning Centre, Palmerston Primary School, Burgmann Anglican School & Gungahlin College. Total house size 355.94sqm, approx. Living size (Excluding garage.) 305.35sqm, approx. Garage size 50.59sqm, approx. Rates \$4486.39 per year, approx. Land tax \$8196.20 per year, approx. 2023 UV \$726,000.