

# 28 Bott Crescent, Casey, ACT 2913

LUTON

## House For Sale

Thursday, 9 May 2024

28 Bott Crescent, Casey, ACT 2913

Bedrooms: 4

Bathrooms: 2

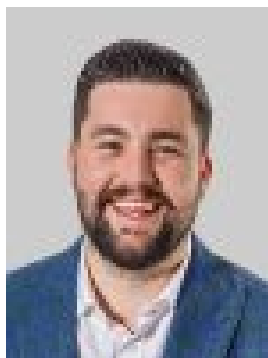
Parkings: 2

Area: 683 m2

Type: House



Nick Paine  
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Peter White  
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## Auction

Situated on a corner block opposite reserve in the family-orientated neighbourhood, Casey - you will find this spectacular four bedroom home built for everyone's needs. The north-facing master bedroom is located at the front of the home with a double vanity ensuite and walk-in robe. The additional three bedrooms are located at the rear of the home all suited with built-in robes. These bedrooms break out to their own separate rumpus room and bathroom, perfect for kids and extended family. The main family room overlooks the kitchen and meals area featuring a large island stone benchtop. The spacious kitchen is equipped with top quality appliances including gas cooktop and De'Longhi oven. With ample cabinetry for storage and meal preparation, the family will spend hours making recipes here. This area flows seamlessly to an outdoor courtyard that showcases a stone wood fired pizza oven. Surrounded by established and landscaped gardens, this home has been loved and looked after to perfection. Casey allures residents with its vibrant village and family oriented lifestyle. Its close proximity to the bustling Gungahlin town center and distance from the CBD ensures the perfect balance between suburban tranquility and urban connectivity.

**Property Features:**

- 4 bedrooms | 2 bathrooms | 2 car
- Three separate living areas
- Large island benchtop equipped with gas cooktop and electric oven
- Ample storage and meal preparation spaces
- Master bedroom with walk-in robe and ensuite
- Additional powder room
- Three bedrooms that break out to a rumpus room
- Courtyard with pizza oven
- Laundry with external access to covered outdoor area
- Established gardens surrounding the home
- Double garage with internal access
- Close to public transport, local dog park and recreation park
- Within 2 minutes drive to Casey Market Town
- Within 9 minutes drive to Marketplace Gungahlin

**Property Details:**

- Block: 683m<sup>2</sup>
- Residence: 198.05m<sup>2</sup>
- Garage: 44.52m<sup>2</sup>
- Total: 242.57m<sup>2</sup>
- Built: 2012
- UV: \$690,000 (2023)
- Rates: \$3,566 p.a (approx.)
- Land Tax: \$6,243 p.a. (approx.)