

28 Goodenia Street, Rivett, ACT 2611

Sold House

Friday, 11 August 2023

28 Goodenia Street, Rivett, ACT 2611

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 739 m2

Type: House



Dave Prasad

\$782,500

This is a home that has been cared for and cherished by the wonderful homeowners. Benefiting from the ambience and space you require with a low-maintenance lifestyle, this pleasantly sized home is so inviting and boasts lots of natural light from large windows throughout and coveted north. Designed for easy modern living, the home provides an open-plan layout of the family living, kitchen and dining. Glass sliding doors lead you out to the alfresco and backyard to enjoy, perfect for the gardening. Enjoy a place to relax or entertain, while watching the family play on the sprawling flat lawns. The centre of the home is the kitchen, where you will enjoy the ample cupboard and stone-top bench space, gas 900mm cooking and modern appliances, perfect for preparing meals for family, guests or a relaxing Sunday brunch. Accommodation is made up of three great sized bedrooms. The master bedroom has double robes and the other two bedrooms also have built in robes with glass doors. Other features of the house include air-conditioning in the formal lounge and ducted gas heating a separate laundry a double attached carport and garage. A renowned family friendly suburb, Rivett offers close proximity to quality primary and secondary schools, Cooleman Court, Woden Town Centre and the Tuggeranong Parkway for easy access to the City & beyond. The house has solar panel which is sufficient not to have any electricity bill for last 3 years as all gets credited as per the production and usage for up to 5 people- Great family home in family friendly area- Perfect first home or downsizer- Coveted north to the front and side aspect- Modern kitchen with ample cupboard and bench space, gas cooking and modern appliances- Bathroom with separate bath, shower and separate WC- Large sunny living area and separate meals area with access to the covered deck- Ducted gas heating & evaporative cooling throughout- Fully fenced backyard with flat grassed areas and established gardens- Double, attached lock-up carport and garage

Features: Land size: 739m (approx.) Living size: 110m (approx.) Land value: \$666,000 (2022) Rates: \$3,151 p.a (approx.) Land tax: \$5029 p.a (approx.) Construction: 1988 EER: 1.0